



**marinita**  
HOMEOWNER'S ASSOCIATION

P. O. Box 208  
Dana Point, CA 92629

## MARINITA HOA MEETING – OCTOBER 10, 2022

**Call to Order:** 6:45pm

**Sign in Sheet:** Shelly Calderon, Patricia Bui, Richard Castler, Mary Lu Howell.

**Location:** Home of Shelly Calderon, 33605 Via Lagos.

**Approval of September Minutes:** Richard motioned to approve the Minutes, and Shelly seconded. All were in favor.

**Review/Approval of September Financial Report:** Shelly motioned to approve the Financial Report, and Richard seconded. All were in favor.

**Architectural Improvement Applications:** Lot 4 submitted an Architectural Improvement Application for solar panels that have been installed.

### OLD BUSINESS

**HOA Landscaping Update:** The eucalyptus tree littering Lot 38 will be trimmed on November 2.

**Slope Easement Issues:** Lot 37 emailed the HOA Board concerning debris and trash left behind by loiterers on the HOA maintained slope behind their property. It has been removed. Plants were noted hanging over the wall along Calle de la Primavera. The Board discussed sending a general letter to the community requesting homeowners survey their landscaping and trim as necessary, and to please clear dead brush from their property.

**CC&R Infractions:** Lot 13 has received a 1st violation notice regarding overgrown landscaping and a broken garage door. As per the CC&Rs the homeowner will have 30 days to remedy the situation. Standard protocol will follow if necessary. Lot 14 will be contacted about major wood rot on the facade of their home.

### NEW BUSINESS

**Review Homeowner Correspondence:** Lot 37 requested that the eucalyptus tree below their lot be trimmed in the same manner as the one behind Lot 38. The Board will revisit trimming additional trees in the 2023 year's budget.

**Upcoming HOA Elections:** It was suggested that an insert be included in the December billing that would encourage Homeowners to participate in their community government and run for the HOA Board.

## **OPEN DISCUSSION**

The Board discussed establishing a protocol for conducting HOA Meetings that are attended by community residents. It was suggested that whenever Homeowners attend HOA meetings, their issues will be addressed as soon as the meeting is called to order, prior to conducting the normal HOA business. Shelly motioned to approve this protocol, and Patty seconded. All agreed.

**Meeting adjourned: 7:30pm**