



**PORTOLA SPRINGS COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS MEETING  
October 9, 2024  
Virtual Via Zoom**

**Executive Session 2:30 P.M – This is a closed session for Homeowners attending Violation Hearings. Homeowners Attending hearings, please see the login information on your Hearing Notice.**

**EXECUTIVE SESSION AGENDA – 2:30 PM (closed session)**

- I. Call to Order**
- II. Consent Calendar**
  - A. Approval of August 14, 2024 Executive Session Meeting Minutes
  - B. Hearings for Architectural Deadline Compliance
  - C. Hearings for CC&R Violations
- III. Old/New Business**
  - A. Outstanding Special Assessments
  - B. Extension Requests
  - C. Fine Reversal Requests
  - D. Delinquency Report
  - E. Executive Matters
  - F. Legal Matters
- IV. ADJOURNMENT**

**The General Session meeting will be opened once Executive Session has been adjourned (approximately 3:30 P.M. but could run longer due to the volume of hearings in Executive Session).**

**Meeting held Virtually Via Zoom.us. Visit the website, click “Join” and enter the following Meeting ID and Password to attend. You will be placed in a virtual waiting room until General Session officially begins.**

**Meeting ID: 898 3801 9267  
Passcode: 220534**

**GENERAL SESSION AGENDA – aprx. 3:30 P.M.**

- I. Call to Order**
- II. Vendor Reports**
  - A. Villa Park Landscape
  - B. Monarch Environmental
  - C. Blueray Pools



### **III. Consent Calendar**

- A. Approval of August 14, 2024 General Session Meeting Minutes
- B. Review of the Financial Statements – July 31, 2024 and August 31, 2024
- C. Ratification of Financial Decision
- D. Ratification of the Association Funds Transfer
- E. Common Area Turnover Acceptance
- F. Maintenance Assessment Bond Releases
- G. Ratification of MWD Allen McColloch Pipeline License Agreement
- H. Proposal Approval Ratification
- I. Delinquency Report: Lien Action

### **IV. Old/New Business**

- A. CERT Committee
- B. Acceptance of Financial Statements – July 31, 2024 and August 31, 2024
- C. 2025 Sage/Garden Hill Cost Center Draft Budget
- D. 2025 Master and 5B Cost Center Budget Update
- E. Landscape Enhancement Proposals
- F. Pool Area Discussions
- G. Common Area Repairs
- H. Lighting Repair Proposals
  - I. Legal Counsel Retainer Agreement
- J. Water Overage Invoice Villa Park
- K. Variance and Appeal Requests
- L. Pickleball Court Discussion
- M. Homeowner Requests
- N. POD Requests
- O. Activities Committee Discussion

### **V. HOMEOWNER FORUM**

### **VI. ADJOURNMENT**