



**PORTOLA SPRINGS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
April 15, 2025 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 February 18, 2025 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
- 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: 899 2805 8642
Passcode: 215577**

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 February 18, 2025 and March 6, 2025 General Session Meeting Minutes
- B. Review of the Financial Statements – January 31, 2025 and February 28, 2025
- C. Ratification of Financial Decision
- D. Ratification of the Association Funds Transfer
- E. Common Area Turnover Acceptance
- F. Maintenance Assessment Bond Releases
- G. Proposal Approval Ratification
- H. Delinquency Report: Lien Action

IV. Old/New Business

- A. CERT Committee
- B. Acceptance of Financial Statements – January 31, 2025 and February 28, 2025
- C. 2025 Draft Audit Report
- D. 2026 Reserve Study Proposals
- E. Landscape Enhancement Proposals
- F. Pool Area Discussions
- G. Highland Clubhouse Alarm/Sprinkler System Annual Inspection Program
- H. Common Area Repairs
- I. Lighting Repair Proposals
- J. Celeste and Brisa Mailbox Relocation
- K. Water Overage Invoice Villa Park
- L. Variance and Appeal Requests
- M. Sport and Recreational Facility Discussion
- N. Homeowner Requests
- O. OCPA Discussion
- P. POD Requests
- Q. Activities Committee Discussion

V. HOMEOWNER FORUM

VI. ADJOURNMENT