CALIFORNIA REFLECTIONS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
JULY 7, 2025

MINUTES

Upon due notice received and had, the Board of Directors of the California Reflections Community Association held the Board meeting via zoom on July 7, 2025. The Board meeting was called to order at 6:00 p.m.

DIRECTORS PRESENT

Jay Loyola, President

Lisa Sperou, Treasurer

Ravi Singh, Vice President

Wyatt Fleming, Secretary

DIRECTORS ABSENT

Susan Richeson, Director

ALSO ATTENDING

Kristie Vander Meulen, Common Interests, Inc.

ANNUAL MEETING AND ELECTION

Management reported receiving only 23 ballots for the annual meeting and election. Therefore, the meeting was adjourned due to a lack of quorum and rescheduled for the next Board meeting, which is scheduled for Monday, August 4, 2025, at 6 p.m. via Zoom.

ADMINISTRATIVE MATTERS

The Board reviewed the minutes from the regular meeting and executive session held on July 7, 2025, as presented. Ravi Singh made a motion, seconded by Jay Loyola, to approve the Board meeting minutes as presented. The motion passed unanimously.

The Board of Directors reviewed the action items for July 7, 2025.

The Board reviewed the violation log, violation letters sent to homeowners, and responses provided by homeowners. The Board agreed that they would like management to move forward with the following violation letter for each home remaining non-compliant. The Board also decided to continue addressing any fines and hearings on a case-by-case basis, understanding that some residents may face hardships. Fine and hearings were discussed in the executive session.

The Board of Directors reviewed a homeowner's response to a notice that was received. No action was necessary.

The Board of Directors reviewed the proposed newsletter. The Board approved the newsletter to be mailed, subject to the color gray to be added as an approved mailbox color. Management was directed to make the change and sent it to the membership.

The Board of Directors reviewed the Patrol One parking reports. No action was necessary.

FINANCIAL

The Board of Directors reviewed May 31, 2025. Lisa asked to table the financials until she was able to review the reserve statement. Management was directed to place the May financials back on the agenda for approval with the reserve statement.

Management also reported that the June checks had been lost in the mail and would need to be voided and reissued. Management planned with Jay Loyola to have them sign in person.

ARCHITECTURAL MATTERS

The Board of Directors reviewed an architectural application from 8 St. Moritz regarding the installation of pavers in the front yard landscape area. The Board approved the application as presented. Management was directed to notify the homeowner of the Board's approval.

NEW BUSINESS

The Board of Directors agreed that the next meeting would take place on Monday, September 2, 2025, at 6 p.m. via Zoom.

ADJOURNMENT

There being no further business to come before the Board at this time and upon a motion moved and seconded, the meeting was adjourned at 6:40 p.m.

ATTEST

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DIRECTOR