

**CALIFORNIA REFLECTIONS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS' MEETING
DECEMBER 1, 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 December 1, 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

Susan Richeson, Director

DIRECTORS ABSENT

Wyatt Fleming, Secretary

ALSO ATTENDING

Kristie Vander Meulen, Common Interests, Inc.

ANNUAL MEETING AND ELECTION

The Board of Directors appoints the current Board of Directors by acclamation.

ADMINISTRATIVE MATTERS

The Board reviewed the minutes from the regular meeting and executive session held on November 3, 2025, as presented. Ravi Singh made a motion, seconded by Susan Richeson, to approve the Board meeting minutes as presented. The motion passed unanimously.

The Board of Directors reviewed the action items for November 3, 2025.

The Board reviewed the violation log, the violation letters sent to homeowners, and the homeowners' responses. The Board agreed that management should proceed with issuing a violation letter for each home that remains 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 discussed placing a moratorium on parking citations from December 23rd to January 2nd. The Board agreed to allow homeowners to have holiday company without having to safelist. Management was directed to notify the patrol, and the Board decided it should also be posted on the HOA website.

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

FINANCIAL

The Board of Directors reviewed the September financial statements. A motion was made and seconded to approve the financials as presented. The motion passed unanimously.

The Board of Directors reviewed the October financial statements. A motion was made and seconded to approve the financials as presented. The motion passed unanimously.

NEW BUSINESS

The Board of Directors agreed that the next meeting would be held on Monday, January 5, 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 6:50 p.m.

ATTEST

DIRECTOR