



marinita
HOMEOWNER'S ASSOCIATION
P. O. Box 208
Dana Point, CA 92629

MARINITA BOARD OF DIRECTORS MEETING - AUGUST 11, 2025

Sign In Sheet: Shelly Calderon, John Faulkner, Tom Burger, and Mary Lu Howell

Call to Order: 6:43

Location: Home of Mary Lu Howell, 25092 Perch Drive

Homeowner Testimony: None

Review/Approve July Minutes: Shelly motioned to approve and Tom seconded. All were in favor.

Review/Approve July Financial Report: Tom motioned to approve and Mary seconded. All were in favor.

OLD BUSINESS

Paradise Land Care Update: Shelly submitted a proposal from Paradise to replant the bare border bed along Calle de la Primavera, near the Pequito intersection. Paradise will be asked to submit an additional bid to replant and possibly irrigate the border strip on the lower end near the Old Bridge intersection.

Slope Maintenance Issues: Lighting that was not working at the time of the July meeting has been repaired and is functional. Paradise will be asked to trim shrubs planted within the entrance monuments that have grown to occlude lighting.

CC&R Infractions: Lot 13 remains out of compliance. Lot 14 has not responded.

NEW BUSINESS

Architectural Improvement Applications: None submitted.

Review Homeowner Correspondence: Lot 23 reported a dead looking slope area and has requested tree trimming. Paradise will be notified, and the homeowner will be asked to coordinate with landscaping for access. A former homeowner contacted the Board requesting records concerning a previous neighbor dispute. The Board determined that since they no longer own property in Marinita and are not a member of the association, they do not meet the criteria for access to records under the Davis-Stirling Act. The Board also noted that all communications concerning the matter were previously provided to the homeowner and their attorney in 2023.

OPEN DISCUSSION

AB130 and its impact upon HOA enforcement was discussed

Meeting Adjourned: 7:40

Next HOA Meeting: Monday, September 8, 6:30pm, at the home of Tom Burger, 33751 Pequito Drive