



marinita
HOMEOWNER'S ASSOCIATION

P. O. Box 208
Dana Point, CA 92629

MARINITA HOA BOARD MEETING - APRIL 13, 2026

Call to Order: 6:30

Sign In Sheet: Tom Burger, Shelly Calderon, John Faulkner, Mary Lu Howell, and Homeowners Stephen and Jacqueline Esser.

Location: Home of Tom Burger, 33751 Pequito, Dana Point CA 92629.

Homeowner Testimony: The Essers (lot 51) attended the meeting to share their concerns about their ocean view being blocked by planting on Lot 72.

Review/Approve March Minutes: Shelly motioned to approve, and John seconded. All were in favor.

Review/Approve March Financial Report: Tom motioned to approve, and Shelly seconded. All were in favor.

OLD BUSINESS

Paradise Land Care Update: No new projects to report. The sprinklers have been turned back on.

Slope Maintenance Issues: The Board received a proposal from Paradise Land Care to replace two leaking valves on slopes above Lots 31 and 32 (Via Lagos). The proposal was accepted and the work completed. Also replaced, a broken sprinkler head located in the HOA maintained planting strip along Selva Drive.

CC&R Infractions: Lot 76 was sent a notice regarding a rusting inoperative car in the driveway. Additional complaints regarding the dilapidated condition of Lot 13 have been received.

NEW BUSINESS

Architectural Improvement Applications: Lot 67 submitted a request to repaint windows. Application approved.

Review Homeowner Correspondence: Lot 24 reported a problem with sprinklers and dry areas.. Lot 27 sent the HOA a notice about a planned Open House. Lot 32 reported a stuck irrigation valve (recurring problem). Lot 51 wrote concerning planting impacting their ocean view. Lot 72 wrote to defend their planting claiming it is exempt from the CC&Rs. The HOA will respond in writing to each homeowner with the relevant CC&R sections which define the rights and responsibilities of each party.

OPEN DISCUSSION

A letter that was emailed to the HOA was not received by the board before the meeting, indicating that the e-mail account is not being checked often enough. An auto-forwarding option will be investigated.

Meeting Adjourned: 7:34

Next HOA Board Meeting: Monday, May 11, 6:30 pm at the home of John Faulkner, 25225 Perch Drive.