

**TALEGA GALLERY COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
Tuesday, April 26, 2022 at 4:30 p.m.
The Talega Gallery Clubhouse
22 Calle Galeria, San Clemente, CA 92673**

NOTICE AND AGENDA

A. CALL TO ORDER

B. HOMEOWNERS FORUM (Owners may address the Board for a time limit-3 minutes each- the Board does not have to respond but can ask clarifying questions or take action items for the next meeting. The Board cannot take action on an item that is not on the agenda).

C. BOARD OF DIRECTORS MEETING MINUTES
February 22, 2022, General Meeting Minutes (Make a motion to accept or deny the Board of Directors Meeting Minutes as presented.)

D. COMMITTEE MEETING MINUTES CONSENT CALENDAR
(Make a motion to approve/deny the minutes listed on the agenda consent calendar. You may make further comments on other items on the Committee Meeting minutes, but these additional actions may be put on the next month's agenda for the Board or the Committee).

1. Budget and Finance Committee February 17, and March 17 2022, Meeting Minutes
2. Landscape Committee February 2, and March 6, 2022, Meeting Minutes
3. O&M Committee February 3, and March 3 2022, Meeting Minutes
4. Recreation Committee February 14, and March 14, 2022, Meeting Minutes
5. Seagarden Advisory Committee February 2, and March 6, 2022 Meeting Minutes
6. Website Committee February 9, and March 9, 2022 Meeting Minutes

E. PENDING BUSINESS

1. **Talega Gallery Finance Dashboard for March 2022**
2. **Talega Gallery Financials for March 2022**
3. **Seagarden Financials for March 2022**

F. NEW BUSINESS/ OLD BUSINESS

Seagarden Committee:

Committee Chairperson report: Frank Courtney

Landscape Committee

Committee Chairperson Report: Sheila Forchtner

B&F Committee:

Committee Chairperson Report: Bob Curtin – Acting Chair

Recreation Committee:

Committee Chairperson Report: Diane Hager

O&M Committee:

Committee Chairperson Report: Brien Manning

Website Committee

Committee Chairperson report: Ann Small

G. BOARD ACTION ITEMS

1. Proposed Election Rules

Make a motion to approve the proposed election rule revisions updating the current election rules to the most current California Civil Code revisions, specifically addressing the acclamation and uncontested elections. The rule revision requires a 28-day review by Membership to review and ask any questions regarding the revisions. The proposed election rules will be adopted at the next Board of Directors meeting May 24, 2022.)

2. Seagarden Committee Proposals

PCW Contracting to replace the faulty front door at 61 Corte Pinturas as recommended by the Seagarden Committee.

3. Landscape Committee Proposals

(Make a motion to accept the proposal from Artistic Maintenance to complete a grub treatment and the proposal from Rods Tree Service to complete the tree removal of two Aleppo pines beginning to encroach on the block wall in the clubhouse parking and ratify the decision to approve Monarch Environmental to develop a scope of work for the landscape maintenance contract)

- a) Artistic Maintenance - Grub Treatment.
- b) Rods Tree Service – Tree Removal (2) 2 Aleppo Pines.
- c) Monarch Environmental – To develop a scope of work and request for proposal to present to multiple landscape companies for the landscape contract maintenance.

4. O&M Committee Proposals

(Make a motion to approve the proposals listed below & recommended by the O&M Committee.)

- a) Eclipse Lighting proposal to replace the outdated timer clock for the fountain and update to LED light fixture.
- b) 24 HRC proposal to power wash, fill, and seal the pavers at the vehicle entrance and clubhouse driveway.
- c) 24 HRC proposal to buff and finish the MPR floor.
- d) R&S Overhead Doors

5. Establishing an Ad Hoc Landscape Strategic Development Committee

6. Committee Appointments

7. Website Privacy Policy and Terms of Use

H. BOARD/ MANAGEMENT INFORMATION SECTION

I. HOMEOWNERS FORUM

J. IMPORTANT DATES – Upcoming Recreation Events for the summer. New resident welcome dating back to September 2019 – planned for May 17 and June 21.

K. Next meeting will be Tuesday, May 24, 2022, at 4:30 p.m.

ADJOURNMENT