

**TALEGA GALLERY COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
Tuesday, July 23, 2024, 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 wishing to address the Board on a topic not on the agenda may do so during Homeowners Forum. Participation is limited to three minutes per person. Upon being recognized by the Board President the owner will be invited to the podium. The Board does not have to respond but can ask clarifying questions or consider action items for a future meeting. (The Board cannot act on an item not on the agenda).*)
- C. BOARD OF DIRECTORS MEETING MINUTES**
June 25, 2024, General Session Meeting Minutes & July 11, 2024, Special Meeting Minutes.
- D. COMMITTEE MEETING MINUTES CONSENT CALENDAR**
- Budget and Finance Committee – June 20, 2024, Meeting Minutes
O&M Committee – June 4, 2024, Meeting Minutes
Recreation Committee – June 10, 2024, Meeting Minutes
Seagarden Advisory Committee – June 5, 2024, Meeting Minutes
Information Technology Committee – June 12, 2024, Meeting Minutes
- E. PENDING BUSINESS**
Talega Gallery Financial Dashboard for June 2024
- Talega Gallery Financials for June 2024**
- Seagarden Financials for June 2024**
- F. COMMITTEE REPORTS**
- Seagarden Committee:**
Committee Chairperson report: Frank Courtney
- Landscape Committee**
Committee Chairperson Report: Steve Jones
- B&F Committee:**
Committee Chairperson Report: Phil Collins
- Recreation Committee:**
Committee Chairperson Report: Mary Dean
- O&M Committee:**
Committee Chairperson Report: Kip Robbins
- IT Committee**
Committee Chairperson report: Jimmy Hu

G. OLD BUSINESS

1. MATURING CD – July 25, 2024

H. NEW BUSINESS

1. Reserve Study Proposals – Seagarden and Gallery - Ratify

2. Seagarden – Purpose Roofing Proposal – 51 & 53 Corte Pinturas

3. Holiday Lighting Proposals – Shine Illumination

- Option 1: Spritzers only along rose bushes.
- Option 2: Tree Wrapping Only (same as last year).
- Option 3: Tree Wrapping + Spritzers along rose bushes.

4. Board Discussion Items

- Action Item - Gym Access – Change gym access from 6am to 5am.
- Ad-Hoc Landscape Committee

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J. The next Board of Directors meeting will be held Tuesday, August 27, 2024, at 4:30 p.m.

ADJOURNMENT

Board of Director Meetings are held both in-person and online.

[Click here to join via Zoom](#)

Please use the chat feature if you would like to speak during homeowner forum or have a question. During the meeting we will hold all questions until the Homeowner Forum at the end of the meeting. Please type your questions into chat feature and Management will unmute you when it is your turn to speak.

Join Zoom Meeting

<https://us02web.zoom.us/j/84311053093?pwd=VEw3bU84bjJuYU5pemlPSEdvM0EwUT09>

Meeting ID: 843 1105 3093

Passcode: 288943

[Click here for access to the Budget Dashboard](#)

[Click here to open the Board of Directors Webpage](#)