

TALEGA GALLERY COMMUNITY ASSOCIATION

BOARD OF DIRECTORS' MEETING

Tuesday, July 22, 2025, 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 24, 2025, General Session Meeting Minutes

D. COMMITTEE MEETING MINUTES CONSENT CALENDAR

Landscape Committee – June 12, 2025, Meeting Minutes.

Budget and Finance Committee – June 18, 2025, Meeting Minutes

O&M Committee – June 5, 2025, Meeting Minutes

Seagarden Advisory Committee – No June Meeting

Information Technology Committee – June 11, 2025, Meeting Minutes

Recreation Committee – June 9, 2025, Meeting Minutes

Ad Hoc Landscape Committee – June 9, 2025, Meeting Minutes

E. PENDING BUSINESS

Talega Gallery Financial Dashboard for June 2025

Talega Gallery Financials for June 2025

Seagarden Financials for June 2025

F. COMMITTEE REPORTS

Seagarden Committee	Frank Courtney, Chairperson
Landscape Committee	Steve Jones, Chairperson
B&F Committee	Phil Collins, Chairperson
Recreations Committee	Diane Hager, Chairperson
O&M Committee	Kip Robbins, Chairperson
IT Committee	Dean Waldfogel, Committee Member
Ad Hoc Landscape Committee	Colleen Wilson, Chairperson

G. Clubhouse Operations

- *Staff Operations Manual*
- *Committee Procedures Manual*
- *Clubhouse Reservations Procedures*

H. Gallery Operating Rules Revisions

I. Harvest 2025 Contract Renewal

J. Office Equipment Copier Lease

K. Tree Removals

L. Architectural Paint Application

- 21 Camino Lienzo

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The next Board of Directors meeting will be held on Tuesday, August 26, 2025, at 4:30PM.

ADJOURNMENT