



The Serrano Park Community Association

BOARD OF DIRECTORS MEETING
THE SERRANO PARK COMMUNITY ASSOCIATION CLUBHOUSE
21180 PASEO SOMBRA, LAKE FOREST, CA 92630
MARCH 24, 2025
GENERAL SESSION 6:30 P.M.
EXECUTIVE SESSION 8:00 P.M.

General Session meetings are meetings of the Board held publicly for **Members of the Association** to listen in on. Each household is provided an opportunity to briefly address the Board of Directors or Management, not to exceed 3 minutes, for matters related to the meeting agenda or Association. Homeowner Forum is not a question and answer, or Townhall forum. Questions or concerns raised by Members in attendance will not result in an in-depth dialogue or verbal response at the time of the meeting.

GENERAL SESSION AGENDA

- I. **CALL TO ORDER - GENERAL SESSION – 6:30 P.M.**
- II. **HOMEOWNER FORUM/MEETING CONDUCT – 3 MINUTES PER OWNER**
Homeowners are welcome and encouraged to attend the remainder of the Board of Directors meeting; however, homeowner input is limited to recognition from the chair.
- III. **COMMITTEE REPORTS – 5 minutes per report due to overfull agenda**
 - A. Architectural Committee
 - B. Communications Committee
 - C. Social Committee
 - D. Landscape Committee
- IV. **CONSENT CALENDAR**
 - A. General Session Meeting Minutes
 - B. Delinquency Report
- V. **UNFINISHED/NEW BUSINESS – Limited to 60 minutes or 8:00 pm**
 - A. Financial Statement
 - B. Architectural Deposits return status (Architecture Request & NOC Process)
 - C. Monthly HOA common area lights maintenance (paths, pool, deck, etc.)
 - D. Tree Trimming Proposal
 - E. Playground Safety Inspection Proposal
 - F. Reserve Study Proposals
 - G. Website Maintenance
 - H. Bundled Work Orders
 - I. Sub-Committee - Communications
 - J. Contract Audit
 - K. Common Area Proposal
 - L. Neighborhood Handyman
 - M. Sombra Pool Light Post Repair Proposal
 - N. Clubhouse Repairs/Replacements
 - O. Credit/Debit card
 - P. Next Board Meeting – Monday, April 28, 2025

ADJOURNMENT - There being no further business to come before the Board, the meeting is adjourned to Executive Session.



EXECUTIVE SESSION AGENDA

- I. **UNFINISHED/NEW BUSINESS**
 - A. Meeting Minutes
 - B. Delinquency Report
 - C. Action Item Updates

- II. **ADJOURNMENT**