

Villagio at Ranch San Clemente Homeowners Association
General Session Meeting
Tuesday, March 18, 2025
Video Tele-conference

Attendance

Board Members Present: Dan Gutierrez, President; Bob Speidel, Vice President; Dan Enright, Treasurer; Kristen Robertson, Secretary; Jerry Anderson, Member at Large.

Also Present:

Kyle Merritt, Community Association Manager; Recording Secretary
Patrick Prendiville, Prendiville Insurance

Call to Order

The General Session Meeting was called to order at 6:34 p.m.

Homeowners Forum

There were three homeowners present.

Delegate Report

Jerry Anderson was present. No updates to report.

Annual Calendar

The Board reviewed the calendar.

The annual garage sale is set to take place Saturday, April 26th and Saturday, September 27th.

Minutes

The Board *MSUA the January 21, 2025 General Session Meeting Minutes, as submitted. **(5-0)**

Financials

The Board *MSUA Financial statements for periods ending January 2025 pending year end audit. **(5-0)**

Insurance

The Board discussed the insurance options available with Prendiville Insurance.

Landscaping

The Board reviewed the submitted tree trimming proposals.

Management to contact South Coast Gardening for clarification on the trimming rotations for the landscaping on the Via Espiritu slope.

The Board *MSUA proposal #968236 (\$1,660.00) from WB Starr for the eucalyptus tree trimmings. **(5-0)**

The Board *MSUA the proposal from South Coast Gardening to remove one of two large pine trees on the slope behind 714 Via Otono (\$3,250.00) – pending a lower proposal is not submitted. **(5-0)**

Business

The Board reviewed the survey from Borchard Surveying for the property lines.

The Board reviewed the parking issues and correspondence.

Correspondence

The Board reviewed the submitted correspondence.

The general session was adjourned at 7:59 p.m.

The next general session meeting will take place on Tuesday, April 15, 2025 at 6:30 P.M.

BOARD CERTIFICATION AND APPROVAL OF MINUTES

This is to certify that Villagio at Rancho San Clemente Homeowners Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation in good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported of this meeting.

Respectfully Submitted,

Kyle Merritt, Recording Secretary

Board Signature