



Board of Directors Meeting
Open Session
January 28, 2025
Minutes

Members Present

President Paul Persiani
Vice President Jeff Halbreich
Secretary Deborah Christensen
CFO Greg Wieckert
Director Nate Farnsworth
Director Greg Schnieders
Director Kyle Wolack

Members Absent

First Service Residential (SAMLARC)

SAMLARC Community Executive Officer George Blair
SAMLARC Assistant General Manager Jerry Corpuz
SAMLARC Public Relations Manager Alexandra Kuhlmann
SAMLARC Community Services Manager Carla Galosic
SAMLARC Park Operations Manager Pat White
SAMLARC Beach Club Operations Manager Star Meza
SAMLARC Finance Analyst Candice Preza
SAMLARC Operations Administrator Debbie Melberg
SAMLARC Capital and Reserve Project Manager Devin Swanson
SAMLARC Communications Coordinator Osvaldo Torres
SAMLARC Project Operations Coordinator Daniel Brown

Others Present

Corporate Counsel, Dan Nordberg, Esq., Nordberg Law Group, P.C.
Landscape Consultant, Devin Sanders, Mosaic Consulting
FirstService Residential Executive Vice President, Community Management Anthony Mazza

The following items were reviewed in the Executive Session Meeting preceding the Open Session Meeting in accordance with California Civil Code 4090 that include Employment Issues, Contract Negotiations, Consultations with Corporate Counsel Review of Information Provided by Counsel, Constitutionally or Legally Protected Topics i.e. Attorney-Client Privileged Information:

- Insurance Market Update
- Director Resignation
- Youth Sports League Logos
- Foreclosure Proceedings
- Bad Debt Write-Off (Fourth Quarter 2024)

I. Call to Order

President Paul Persiani called the Open Session of the Board of Directors Meeting for the Rancho Santa Margarita Landscape and Recreation Corporation to order at 6:10 p.m.

II. Approval of the Agenda

Resolution: To approve the January 28, 2025, Open Session Agenda, as amended to move Consent Calendar Item C – Contract with Empire Waterproofing, Inc. for Pool Deck Overlay and Mastic Replacement to Item I – Items for Discussion and/or Approval.

Motion: Deborah Christensen

Second: Jeff Halbreich

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

III. Presentation: Santa Margarita Pop Warner Football

The Board of Directors commended three SMPW teams for their excellent efforts during their regional, state, and national championships. The 9U Orange Cowboys, 9U Silver Cowboys, and 11U Neon Cowboys each received certificates of recognition.

IV. Presentation: Introduction – Daniel Brown, Project Operations Coordinator

Capital & Reserve Project Manager, Devin Swanson, introduced Daniel Brown as the new Project Operations Coordinator. Mr. Brown will support ongoing maintenance projects throughout the community.

V. Homeowners Forum

A Homeowners Forum was held, wherein Members were given an opportunity to address the Board.

- A homeowner requested that SAMLARC review the current bollard numbering at Altisima Park and update it to a more aesthetically pleasing system in the future.
- A homeowner requested the removal of sports league logos from the backstop on field 4 at Trabuco Mesa Park. Note: this homeowner requested to make comment at the onset of Discussion Item F, rather than during Homeowners Forum.

VI. Approval of the Minutes

Resolution: To approve the November 12, 2024, Board of Directors Open Session Minutes.

Motion: Deborah Christensen

Second: Jeff Halbreich

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders

Abstentions: Kyle Wolack

Nays: None

VII. Items for Discussion and/or Approval

A. Consideration of Declaration that Board Candidates Paul Persiani, Jeff Halbreich, Greg Schnieders, and Jeff Beardsley are Elected to the Board of Directors for the Period of February 20, 2025, through the 2027 Election and Confirmation of Annual Meeting with Proposed Agenda Items

Resolution:

Whereas, The Election Committee has determined that Jeff Beardsley, Jeff Halbreich, Paul Persiani, and Greg Schnieders were duly nominated and are each qualified to be elected to the Board of Directors;

Whereas, The Election Committee have determined that after the close of nominations, the number of people nominated for the board and who are qualified to be elected is not more than the number of directors to be elected;

Whereas, California Corporation Code section 7522(d) provides: "If after the close of nominations, the number of people nominated for the board is not more than the number of directors to be elected, the corporation **may without further action** declare that those nominated and qualified to be elected have been elected";

Whereas, the above referenced section of the California Corporations Code applies to non-profit Mutual Benefit Corporations including SAMLARC.

Whereas, per code and SAMLARC governing documents an annual meeting is required; and

Whereas, per code a letter (attached) or notice regarding the election and annual meeting must go out to the Membership a minimum of 35 days in advance of the election;

Now therefore be it Resolved:

That SAMLARC declares that Board Candidates Jeff Beardsley, Jeff Halbreich, Paul Persiani, and Greg Schnieders who have been duly nominated and are qualified to be elected, have been elected.

Now, therefore, be it further Resolved:

That SAMLARC's annual meeting will still proceed on the date and time scheduled with the Agenda Items proposed by Staff.

Motion: Greg Wieckert

Second: Deborah Christensen

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

B. Consideration of Resignation of Director Paul Persiani

Resolution: To nominate Director Jeff Halbreich to serve as President until the realignment of the Board at the February 20, 2025, Annual Meeting of the Membership

Motion: Paul Persiani

Second: Deborah Christensen

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

Resolution: To appoint Director Greg Schnieders to serve as Vice President until the realignment of the Board at the February 20, 2025, Annual Meeting of the Membership.

Motion: Greg Wieckert

Second: Deborah Christensen

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

Administrative Direction was provided to defer the assignment of Director Persiani's Committee and Liaison service and discussion regarding the Board vacancy until a future Board Meeting.

C. Consideration of Recommendation from the Landscape and Facilities Enhancement Committee to Approve the Fall 2025 Turf Conversion Project

Resolution: As recommended by the Landscape and Facilities Enhancement Committee, to approve the Fall 2025 Turf Conversion Project.

Motion: Greg Wieckert

Second: Deborah Christensen

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

Administrative Direction was provided to the Landscape and Facilities Enhancement Committee to explore the logistics of a "rolling" project schedule, with funding schedules to be determined by the Budget and Cash Flow Committee.

D. Consideration to Adopt the Architectural Standards and Policies & Guidelines for 2025

Resolution: To adopt the 2025 Architectural Standards and Policies & Guidelines;

and,

To approve a contract with The Dot Direct to produce the postcard mailing to direct the membership to the SAMLARC Resident Portal where the adopted Architectural Standards and Policies & Guidelines, will be posted using contract template (2A) Contract for Goods and/or Services and contract template (2B) Master Agreement for Goods and/or Services with funds to be expended from Operating Account GL#S19111, Printing and Mailing.

Motion: Jeff Halbreich

Second: Deborah Christensen

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

E. Consideration of Recommendation from the Landscape and Facilities Enhancement Committee to Approve a Contract with Best Pool Service for Pool & Wader Maintenance Services at the SAMLARC Community Pools

Resolution: As recommended by the Landscape and Facilities Enhancement Committee to approve a contract with Best Pool Service to provide pool and wader maintenance services for a period of twelve months beginning March 1, 2025, and ending February 28, 2026.

Motion: Jeff Halbreich

Second: Paul Persiani

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

F. Consideration of Recommendation from the Landscape and Facilities Enhancement Committee to Approve RTGSA and SMLL League Logos to Remain on Backstops at Trabuco Mesa Park and Tijeras Creek Park

A homeowner requested the removal of sports league logos from the backstop on field 4 at Trabuco Mesa Park

Resolution: As recommended by the Landscape and Facilities Enhancement Committee, to approve RTGSA and SMLL league logos to remain in place at Trabuco Mesa Park and Tijeras Creek Park.

Motion: Nate Farnsworth

Second: Deborah Christensen

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

G. Consideration of Approval to Waive Late Fees for January 2025 as a Result of the Assessment Increase

Resolution: To approve the waiver of late fees for January due to the assessment increase effective January 1, 2025.

Motion: Greg Wieckert

Second: Deborah Christensen

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

H. Consideration of Approval to Issue a New Credit Card and Increased Credit Limits

Resolution: To approve issuing a new credit card and credit limit for the Community Services Manager and an increased credit limit for the Communications Manager.

Motion: Paul Persiani

Second: Greg Wieckert

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

I. Consideration of Recommendation from the Landscape and Facilities Enhancement Committee to Approve a Contract with Empire Waterproofing, Inc. For the Pool Deck Overlay and Mastic Replacement at the Solana Park Pool, Monte Vista Park Pool and Arroyo Vista Park Pool

Resolution: As recommended by the Landscape and Facilities Enhancement Committee, to approve a contract with Empire Waterproofing, Inc. For the pool deck overlay and mastic replacement at the Solana Park Pool, Monte Vista Park Pool and Arroyo Vista Park Pool.

Motion: Jeff Halbreich

Second: Paul Persiani

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

VIII. Consent Calendar - (All matters on the Consent Calendar are to be approved in one motion unless a Board member requests a separate action on a specific item on the Consent Calendar).

Motion: Jeff Halbreich

Second: Kyle Wolack

Ayes: Paul Persiani, Jeff Halbreich, Deborah Christensen, Greg Wieckert, Nate Farnsworth, Greg Schnieders, Kyle Wolack

Nays: None

A. Contracts to Expire

Resolution: To approve entering into a contract with the following vendor(s) for the period as specified by each of the associated contracts, with the contracts coming before the Board of Directors for final approval prior to the current contract expiration date. These contracts include:

- Waterwerx, Inc. – Stormwater Drain Cleaning, 1st Renewal, No price increase, no change in terms of Contract.
- Knorr Systems – Pool and Lagoon Repairs. 1st Renewal, no price increase, no change in terms of Contract.
- Premier Aquatics – Pool Lifeguard and Boat Monitoring, new Contract, 8.7% price increase, no change in terms of Contract.

B. Consideration of Recommendation from the Architectural Review Committee to Appoint Madona Shaheen as a Member of the Architectural Review Committee

Resolution: As recommended by the Architectural Review Committee, to appoint Madona Shaheen as a Member of the Architectural Review Committee.

C. Consideration of Recommendation from the Landscape and Facilities Enhancement Committee to Approve a Work Authorization with Diamonds Sports Field Services Inc for Infield Refurbishments at Altisima Diamonds 1 & 2, Canada Vista Diamond 1, Solana Diamonds 1 & 2, Vista Verde Diamond

Resolution: As recommended by the Landscape and Facilities Enhancement Committee, to approve Work Authorization 081 with Diamonds Sports Field Services Inc., for infield refurbishments at Altisima Diamonds 1 & 2, Canada Vista Diamond 1, Solana Diamonds 1 & 2, Vista Verde Diamond.

D. Consideration of Recommendation from the Community Lifestyle Committee to Approve a Contract with Jeannette Turiace for Gentle Yoga Classes at SAMLARC Facilities

Resolution: As recommended by the Community Lifestyle Committee, to approve a contract with Jeanette Turiace for gentle yoga classes at SAMLARC Facilities.

E. Consideration of Recommendation from the Community Lifestyle Committee to Approve a contract with Sweet Spot Tennis for Tennis Instruction at Arroyo Vista Park

Resolution: As recommended by the Community Lifestyle Committee, to approve a contract with Sweet Spot Tennis for tennis instruction at Arroyo Vista Park.

F. Consideration of Recommendation from the Community Lifestyle Committee to Approve a Contract with Taylor Engle Anderson for Muscle Memory Dance Fitness Classes at SAMLARC Facilities

Resolution: As recommended by the Community Lifestyle Committee, to approve a contract with Taylor Engle Anderson for muscle memory dance fitness classes at SAMLARC Facilities.

G. Consideration of Recommendation from the Budget and Cash Flow Committee to Approve the October 2024 Financial Statement

Resolution: As recommended by the Budget and Cash Flow Committee, to approve the financial statement and bank reconciliation dated October 31, 2024. The balance sheet dated October 31, 2024, reflects assets of \$10,161,553 in Reserve funds, \$2,643,462 in Operating funds, and \$1,880 in Petty Cash for a total cash amount of \$12,806,895, along with a security deposit of \$7,806. The income statement for October 31, 2024, reflects year-to-date net income of \$108,160 compared to budgeted net income of (\$334,560). Year-to-date reserve funding is \$1,588,398 compared to a budget of \$1,405,010. All figures are rounded.

H. Consideration of Recommendation from the Budget and Cash Flow Committee to Approve the November 2024 Financial Statement

Resolution: As recommended by the Budget and Cash Flow Committee, to approve the financial statement and bank reconciliation dated November 30, 2024. The balance sheet dated November 30, 2024, reflects assets of \$10,317,261 in Reserve funds, \$2,664,774 in Operating funds, and \$1,880 in Petty Cash for a total cash amount of \$12,983,915, along with a security deposit of \$7,806. The income statement for November 30, 2024, reflects year-to-date net income of \$149,095 compared to budgeted net income of (\$189,421). Year-to-date reserve funding is \$1,744,106 compared to a budget of \$1,545,511. All figures are rounded.

I. Consideration of Recommendation from the Budget and Cash Flow Committee to Approve the December 2024 Financial Statement

Resolution: As recommended by the Budget and Cash Flow Committee, to approve the financial statement and bank reconciliation dated December 31, 2024. The balance sheet dated December 31, 2024, reflects assets of \$10,387,279 in Reserve funds, \$2,531,238 in Operating funds, and \$1,880 in Petty Cash for a total cash amount of \$12,920,396, along with a security deposit of \$7,806. The income statement for December 31, 2024, reflects year-to-date net income of (\$31,719) compared to budgeted net income of (\$152,281). Year-to-date reserve funding is \$1,905,700 compared to a budget of \$1,686,012. All figures are rounded.

J. Consideration of Recommendation from the Budget and Cash Flow Committee to Approve the September 2024 Credit Card Statement

Resolution: As recommended by the Budget and Cash Flow Committee, to approve the charges and acknowledge the review of the payable transmittal for SAMLARC's US Bank credit cards for the statement closing date of September 25, 2024. The amount due is \$9,106.65.

K. Consideration of Recommendation from the Budget and Cash Flow Committee to Approve the October 2024 Credit Card Statement

Resolution: As recommended by the Budget and Cash Flow Committee, to approve the charges and acknowledge the review of the payable transmittal for SAMLARC's US Bank credit cards for the statement closing date of October 25, 2024. The amount due is \$12,137.32.

L. Consideration of Recommendation from the Budget and Cash Flow Committee to Approve the November 2024 Credit Card Statement

Resolution: As recommended by the Budget and Cash Flow Committee, to approve the charges and acknowledge the review of the payable transmittal for SAMLARC's US Bank credit cards for the statement closing date of November 25, 2024. The amount due is \$12,991.75.

M. Consideration of Approval of Contract with Mission Viejo Nadadores Foundation for Swim Team Instruction at Arroyo Vista Park Pool

Resolution: To approve a contract with the Mission Viejo Nadadores Foundation for swim team instruction at the Arroyo Vista Park Pool during the Foundation's Spring and Fall seasons.

N. Consideration of Approval of Contract with HOA Technology for Community Card Access Maintenance and Support Services at SAMLARC Facilities

Resolution: To approve a contract with HOA Technology to provide community card access maintenance, and support services at SAMLARC facilities.

O. Consideration of Approval of Contract with Dave Bang Associates for Playground Equipment and Repair Services

Resolution: To approve a contract renewal with Dave Bang Associates to provide playground equipment, parts, and repair services.

P. Consideration of Approval of Contract Renewal with Santa Margarita Plumbing, Inc. to Provide Plumbing Services

Resolution: To approve a contract renewal with Santa Margarita Plumbing, Inc. to provide plumbing services.

Q. Consideration of Approval of Contract Renewal with HydroPoint Data Systems, Inc. for "WeatherTRAK" Irrigation Control Services

Resolution: To approve the renewal of a contract with HydroPoint Data Systems, Inc. for "WeatherTRAK" irrigation control services.

R. Consideration of Approval of Contract Renewal with La Cresta Enterprises, Inc. for Backflow Device Certification and Repair Services

Resolution: To approve the renewal of contract with La Cresta Enterprises, Inc. for backflow device certification and repair services.

S. Consideration of Approval of Contract Renewal with The Customer Engine for SAMLARC Website Service

Resolution: To approve the first contract renewal with The Customer Engine for website service.

T. Consideration of Approval of Contract Renewal with Bundy-Finkel Architects, Inc. for Review Services of Residential Architectural Submittals

Resolution: To approve the renewal of a contract with Bundy-Finkel Architects, Inc. to perform residential architectural review services.

U. Consideration of Ratification of Work Authorization with Concrete Hazard Solutions for Concrete Panel Replacements on Via Verde and Antonio Parkway

Resolution: To ratify Work Authorization #002 with Concrete Hazard Solutions for concrete panel replacements on Via Verde and Antonio Parkway

V. Consideration to Approve a Ratification of a Work Authorization with Dave Bang Associates, Inc. for Playground Repairs at Central Park Surface Playground

Resolution: To approve the ratification of Work Authorization #046 with Dave Bang Associates Inc., for playground repairs at Central Park Surface Playground.

W. Consideration of Ratification of a Work Authorization 082 with Diamonds Sports Field Services for Monthly Maintenance of SAMLARC Arena

Resolution: To ratify Work Authorization 082 with Diamonds Sports Field Services for monthly maintenance of SAMLARC Arena.

X. Consideration of Approval of Request to Proceed with Liens

Resolution: To authorize and instruct Management to record a lien on thirty delinquent accounts should their assessments not be paid within the time period established in the Intent to Lien Letter. The accounts became past due in January 2025 or earlier, and in accordance with the Corporation's Assessment Collection Policy, a letter was sent to the homeowner notifying them that they have 30 days to pay the balance owed or a lien will be placed on their property. Therefore, the Board directs Management to lien the accounts listed on the 'Instructions to Management' resolution dated January 28, 2025, should the delinquent assessments not be paid within the time established in the Intent to Lien Letter:

Account Number	Total Amount Due	Account Number	Total Amount Due	Account Number	Total Amount Due
2328-06	\$1,470.00	A281-04	\$1,616.70	2193-06	\$1,120.00
0116-08	\$1,001.00	A318-03	\$ 489.00	3610-05	\$479.00
0129-06	\$2,048.70	A872-01	\$ 570.00	6069-04	\$479.00
3589-03	\$1,208.00	0027-01	\$ 499.00	6317-01	\$1,245.00
5824-02	\$961.00	0775-02	\$1,337.00	7935-01	\$529.00
7318-03	\$1,118.00	6545-04	\$789.00	7961-02	\$484.96
7844-04	\$1,622.00	8284-03	\$870.00	7994-05	\$1,120.00
7845-01	\$1,021.00	0169-11	\$479.00	8813-03	\$839.00
8156-07	\$961.00	0446-05	\$527.68	A073-02	\$514.00
9532-05	\$961.00	0465-03	\$1,120.00	A165-03	\$479.00

IX. Board Committee Reports

This time has been set aside for each Director to provide a brief report regarding committee meetings they have attended during the month.

Committee Reports:

Landscape and Facilities Enhancement Committee – Chair Paul Persiani reported that the Committee met via Zoom on January 9, 2025. The Committee reviewed projects including the Pool Deck Overlay and Mastic Replacements at several pools, the Brick Dust Infield Refurbishments for Various Parks, and the Fall 2025 Turf Conversion Project. The Committee also reviewed the contract with Best Pool Service for Pool and Wader Maintenance for the pools. The next Committee meeting is scheduled for February 13, 2025.

Budget and Cash Flow Committee – Chair Greg Wieckert reported that the Budget Cash Flow Committee met via zoom on January 15, 2025, and reviewed reinvestment options and strategies, cash flow worksheets, and acknowledged the review of the November and December 2024 Financial Statements. The next BCFC meeting is scheduled for February 20, 2025.

Community Lifestyle Committee – Chair Deborah Christensen reported that the committee met on January 21, 2025, to review the past events of Adult & Children's Garden Workshops for October & November, Halloween Family Festival, New & Now, Holiday Home Decorating Contest, North Pole Hotline, Christmas Tree Lighting and Carols 'Round the Lake. The Committee also reviewed the upcoming February and March Garden Workshops and Animals Everywhere and approved a new Dance Fitness Program. The next meeting is scheduled for February 18, 2025.

Communications Committee – Chair Jeff Halbreich reported that the Communications Committee last met on January 14th. Discussion at the meeting included review of the charter, identification of communications goals for 2025 and beyond, review of the first return edition of Rancho Living, and review of website and digital engagement. The Committee is next scheduled to meet in April 2025.

Committee Liaison Reports:

Architectural Review Committee – Director Greg Schnieders reported that the committee met on November 25 and December 9, 2024; and January 13 and January 27, 2025. Forty-one submittals were submitted; all forty-one were approved. The next meeting will be held on February 10, 2025.

Covenant Committee – Director Greg Wieckert reported that the Covenant Committee met on December 3, 2025 and reviewed fourteen violations. Nine homes were assessed fines, four homes were offered extensions, and one home was offered IDR. The next Covenant Committee meeting is scheduled for February 4, 2025.

Community Associations of Rancho – Director Greg Schnieders reported that CAR met on January 27, 2025. Discussion included a Firesafe update specific to outreach, banners, etc. Chair McGregor provided a grant update for vegetation management. Grants have currently been awarded to Robinson Ranch and Trabuco Highlands. The next phase will include Dove Canyon. Chair McGregor spoke to a letter to be sent to the City of Rancho Santa Margarita regarding their revised NPDES documentation and the impacts on the homeowner's associations. The next meeting is scheduled for February 4, 2025.

Sports Council – Director Halbreich reported that the Sports Council last met on December 11, 2025. Discussion at the meeting included Spring field allocations and schedules, field maintenance, recap of all stars. Pop Warner's playoff journey to Florida. The last item was how beneficial the meeting time is with all the leagues. There was discussion regarding in-person vs virtual or a hybrid of both. The Sports Council is next scheduled to meet in March 2025.

No Reports for this Month's Meeting

- Community Associations of Rancho – Director Greg Schnieders
- City of Rancho Santa Margarita – President Paul Persiani
- Election Committee – Chair Greg Wieckert
- Insurance Review Committee – Chair Greg Wieckert

X. Presentations to Director Farnsworth and President Persiani

The Board of Directors commended departing Directors Farnsworth and Persiani for their dedication to the community and insightful stewardship of SAMLARC amenities and assets.

XI. Director's Reports

This time is set aside for each Director to provide a brief report regarding other items of note.

Director Deborah Christensen – No report. Extended a warm welcome to new Directors Kyle Wolack and Jeff Beardsley, and SAMLARC Team Member Daniel Brown. Expressed appreciation for the opportunity to serve alongside Director Farnsworth, as well as gratitude for Director Persiani's many years of service to the community.

Director Nate Farnsworth – No report. Echoed Director Christensen's comments regarding new Directors, staff, and departing Directors.

Director Jeff Halbreich – No report. Echoed Director Christensen's comments regarding new Directors, staff, and departing Directors.

Director Paul Persiani - No report. Echoed Director Christensen's comments regarding new Directors, staff, and departing Directors.

Director Greg Schnieders - No report. Echoed Director Christensen's comments regarding new Directors, staff, and departing Directors.

Director Greg Wieckert - No report. Echoed Director Christensen's comments regarding new Directors, staff, and departing Directors.

Director Kyle Wolack – No report. Expressed appreciation for the opportunity to serve the community as a Board Director.

XII. Community Executive Officer Report

Extended appreciation to Directors Farnsworth and Persiani for their service, as well as Devin Sanders for spearheading the turf conversion program.

XIII. Events and Programs

Children's Gardening Workshop: Solar Art
February 1, 2025
10-11 a.m.
Lago Santa Margarita Beach Club

Adult Gardening Workshop: Birds in the Garden
February 8, 2025
10-11:30 a.m.
Lago Santa Margarita Beach Club

XIV. Next Meeting

Consistent with Board direction, the next meeting will be held on February 20, 2025, at 6:00 p.m. in the Fiesta Room at the Lago Santa Margarita Beach Club.

XV. Adjournment

There being no further business to come before the Board of Directors, the meeting was adjourned at 7:25 p.m.

I certify that these minutes were duly approved by the Board of Directors on February 25, 2025.



Jeff Halbreich, President

Date: February 25, 2025



Deborah Christensen, Secretary

Date: February 25, 2025

Prepared by: Alex Kuhlmann, Public Relations Manager