

Dana by the Sea HOA
24412 Alta Vista Drive
Dana Point, Ca 92629
Board Meeting Minutes for
Saturday, June 11, 2022

Call to order - roll call at 1:00 pm – D. Wysocki, President; V. Linane, V.P.; M. Nason, V.P.; M. Hart, V.P. Homeowners: D.Hart, D. Linane, R. Sobel, A. Stokes, K. Wysocki, V. Vargas.

- Reading minutes of 3/5/22 Board meeting. Motion was made to approve the minutes without reading. Motion passed.
- Standing committee reports:
 - Building Maintenance Committee – Punch list for Carasso Construction since Jan. 2022 was reviewed including 4 major projects. Rain gutter replacement and project at 24424 Alta Vista are of high importance. Due to increased requests by owners for exterior repairs a motion made to have Carasso work multiple days at a cost of up to \$3000 was made and approved. Regular once a month work will continue as well.
 - Finance Committee – The budget for fiscal year 2022 -2023 is under review. A new cost going forward will be to fund a structural engineer review of the decks, by 2025, as needed to comply with a new California law. D. Linane provided a contact for an engineer to do the required inspection.
 - Architectural Committee – all requests have been approved. It was noted: regarding requests for electrical chargers in the garage – 220v from the owner’s panel will be approved. Owners may not run a line to the house panel and not greater than 220v.
 - Pool/Spa committee – The spa needs an acid wash. The committee will investigate further. They will also look at the feasibility of a saltwater pool/spa system.
 - Landscape committee – Motion was made and approved for \$6000 for planting work to be done on Granada.
- Other items – Alta Vista walkway is scheduled for refurbishment week of July 18, 2022. Date(s) that owners may not use the walkway will be published soon.
- Meeting adjourned at 2:15 p.m.

Next meeting scheduled is the annual HOA meeting on Saturday, Sept. 10, 2022.