

**STARLIGHT RIDGE SOUTH HOMEOWNERS ASSOCIATION  
EXECUTIVE SESSION BOARD OF DIRECTORS MEETING  
MARCH 18, 2025  
AGENDA**

The meeting will be held at Avalon Management - 43529 Ridge Park Drive, Temecula, CA 92590

**CALL TO ORDER -**

**3:30PM**

- I. Review and Approve Minutes of Prior Meeting
  - A. January 21, 2025 Executive Session Meeting minutes
- II. Violation Enforcement
  - A. Violation Enforcement Hearings
- III. Legal Matters
  - A. Aged Accounts Receivable Report
  - B. Monthly Status Reports
    - i. Legal correspondence
    - ii. Escrow demand
    - iii. Foreclosure notice
- IV. Unfinished Business
- V. New Business/Contract Negotiations
- VI. Homeowner Correspondence
- VII. Community Violation Status Report
- VIII. Next Meeting Date: May 20, 2025

*The information contained in this report is confidential and intended for the sole use of members of the Board of Directors. NOTE: This meeting is closed to the membership per Civil Code §4935. This notice is required per Civil Code §4920.*

**STARLIGHT RIDGE SOUTH HOMEOWNERS' ASSOCIATION  
REGULAR SESSION BOARD OF DIRECTORS MEETING  
MARCH 18, 2025  
AGENDA**

The open session meeting will be held at Avalon Management - 43529 Ridge Park Drive, Temecula, CA

Call to Order

Immediately following the Executive meeting scheduled at 3:30pm

Executive Session Disclosure

- I. Adoption of Prior Regular Meeting Minutes
  - A. January 21, 2025 Open Meeting Minutes and February 21, 2025 Special Open Meeting Minutes
- II. Financial Report
  - A. January and February 2025 Financials, abbreviated version
- III. Committee Reports and Related Board Action Items
  - A. Architectural Committee Report (Pgs. 20-22)
    - i. Architectural changes to paint and fencing
- IV. New Business
  - A. Review and consider reimbursement to a homeowner for fence repairs
  - B. Review and consider proposal for a Level III Reserve Study
  - C. Review and consider proposal from California Christmas for 2025 holiday decorations
- V. Unfinished Business
  - A. Review and consider to fully adopt the proposed Nondiscrimination/Anti-Harassment Policy
- VI. Homeowner Correspondence
- VII. Appointments
- VIII. Membership Participation

Announcement of the Next Board Meeting: May 20, 2025.

Adjournment