

**PASEO WESTPARK MAINTENANCE ASSOCIATION
BOARD OF DIRECTORS MEETING NOTICE/AGENDA
May 18, 2026 at 6:00 P.M.
Santa Rosa Apartments, 500 Cardiff, Irvine, CA 92606
Gate Code: 3300**

6:00 I. **CALL TO ORDER**

6:01 II. **EXECUTIVE SESSION DISCLOSURE**

6:02 III. **OPEN FORUM**

6:20 IV. **COMMITTEE REPORTS**
A. Parking Committee

6:25 V. **FINANCIAL UPDATE**

6:30 VI. **CONSENT CALENDAR**

Note: Items on the consent calendar are usually one of the following: (1) of a routine nature; (2) generally need no further discussion; (3) documenting or ratifying action already taken by the Board and/or providing further clarification of the motion.

- A. Approval of Board Meeting Minutes of 3/16/26
- B. Acceptance of Financial Statements for the Period Ending 4/30/26
- C. Acceptance of Financial Statements for the Period Ending 3/31/26

6:35 VII. **MANAGEMENT UPDATES**

- A. Review of Action List
- B. Cityside Fiber Update
- C. CC&R and Bylaw Amendment Updates
- D. Communitywide Concrete Trip Hazard Repairs
- E. Parking Lot Sealcoating
- F. Pool Monitoring

6:45 VIII. **UNFINISHED BUSINESS**

- A. Election Rules
- B. Proposed Revisions to Rules and Regulations

6:55 IX. **NEW BUSINESS**

- A. Enforcement and Fine Policy Update
- B. Pool Issues
- C. Draft Audit Review
- D. Community Updates
- E. Investments
- F. Lien Review

7:25 X. **SCHEDULE NEXT MEETING – JULY 20, 2026**

7:30 XI. **ADJOURN**

EXECUTIVE SESSION MEETING NOTICE/AGENDA
Closed to members
May 18, 2026 at 5:30 P.M.
Santa Rosa Apartments, 500 Cardiff, Irvine, CA 92606

- I. Call to Order
- II. Approval of Minutes
- III. Hearings / Noncompliance Matters
 - A. Unapproved Shed
 - B. Alleged Violations
- IV. Contractual Matters
 - A. Proposal to Install Plantings and Drip System Around Santa Cruz Parking Lot Light Poles
 - B. Proposal For Turf Nematode Treatment
 - C. Pickleball Court Installation Options
- V. Collection Matters
 - A. Delinquency Report Review
 - B. Lien Review
 - C. Prior Owner Balance