

Niguel Shores Community Association

Executive Session Agenda

April 09, 2025

ATTENDEES

Mark Russell, President Pat O'Brien, 1st Vice President Brian Porter, 2nd Vice President Bob Berkery, CFO Rick Palmer, Secretary	John Muller, General Manager Karen Decker, Architectural Manager, Recording Secretary John MacDowell, Corporate Counsel
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CALL TO ORDER – EXECUTIVE SESSION – 4:00 PM

The purpose of an Executive Session is to discuss legal issues, confer with legal counsel on legal and litigation issues, and consider the formation of third-party contracts, personnel issues, and member disciplinary matters. Note: This session is closed to the membership per Civil Code §4925.

MINUTES

- a. March 12, 2025 – Executive Session

DELINQUENCY

- a. Request to Waive Legal Collection Fees

LEGAL

- a. Fiore Monthly Legal Status Report – John McDowell
- b. Legal Expense Breakdown
- c. Quarterly Legal Disclosure
- d. Legal Correspondence
- e. Enumerate

CONTRACTS

- a. Enumerate

MEMBER DISCIPLINE (HEARINGS)

- a. Verbal and Physical Abuse
- b. Trespass Use of the Association Facilities
- c. AC committee update

PERSONNEL

Committee Member

DISCUSSION ITEMS

- a. driveway request for reimbursement

ADJOURNMENT - 6:00 PM