

BELSERA COMMUNITY ASSOCIATION

Board of Directors Meeting

August 25, 2026

Join Zoom Meeting

<https://waltersmanagement.zoom.us/j/81373964779?pwd=dZuQkbDhyNy1HPtGG3SXdd09Waaax.1>

Meeting ID: 813 7396 4779

Passcode: 040053

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GENERAL SESSION AGENDA

- A. 5:30 CALL TO ORDER**
- B. 5:32 EXECUTIVE SESSION DISCLOSURE**
- C. 5:35 HOMEOWNER OPEN FORUM**
- D. 5:45 RATIFY APPROVALS**
- E. 5:45 APPROVAL OF MINUTES**
 - 1. July 28, 2026, General Session Minutes
- F. 5:48 FINANCIAL MATTERS**
 - 1. June 2026 Financial Report
 - 2. Civil Code 5380(b)(6) Resolution
 - 3. Collections
 - 4. Reserve investment recommendation
- G. 6:00 MANAGEMENT REPORT**
 - 1. Pressure Regulator Inspection Proposals
 - 2. Rain Gutter Cleaning Proposal
 - 3. Property Repair proposals
- H. INFO ITEM**
 - 1. Annual Calendar
 - 2. Site Map
 - 3. Reports

ADJOURNMENT

EXECUTIVE SESSION AGENDA

- I. CALL TO ORDER**
- J. APPROVAL OF MINUTES**
- K. COLLECTIONS**
- L. LEGAL**
- M. OWNER CONCERNS**
- ADJOURNMENT**

NEXT MEETING: September 29, 2026, 5:30 PM