

**BELSERA HOMEOWNERS' ASSOCIATION  
Board of Directors Meeting**

**November 25, 2025**

<https://waltersmanagement.zoom.us/j/85793793768?pwd=7Zx85xXmzmVWfdaPZECiFbQCtZNb6E.1>

Meeting ID: 857 9379 3768

Passcode: 458697

One tap mobile

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Dial by your location

• +1 669 444 9171 US

- A. 5:30 CALL TO ORDER**
- B. 5:32 EXECUTIVE SESSION DISCLOSURE**
- C. 5:35 HOMEOWNER OPEN FORUM**
- D. 5:45 CONSENSUS CALENDAR**
- E. 5:45 APPROVAL OF MINUTES**
  - 1. October 28, 2025, General Session Minutes
- F. 5:48 FINANCIAL MATTERS**
  - 1. October 2025 Financial Report
  - 2. Civil Code 5380(b)(6) Resolution – October 2025
  - 3. Collections
- G. 6:00 MANAGEMENT REPORT**
- H. OWNERS COMMENTS/CONCERNS**
  - 1. Property Insurance Comment
- I. INFO ITEM**
  - 1. Annual Calendar
  - 2. Site Map

**ADJOURNMENT**

**EXECUTIVE SESSION 6:00 PM**

**Belsera Homeowners Association  
Board of Directors Meeting  
Executive Session Agenda  
November 25, 2025**

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**A. CALL TO ORDER**

**B. APPROVAL OF MINUTES**

**C. COLLECTIONS**

**D. LEGAL**

**E. FINANCIAL DISCUSSION**

**ADJOURNMENT**