



La Cresta POA 60 Second Wrap-Up

Meeting Date: Oct 15, 2025 – Special Meeting via Zoom 10:15am

Next Meeting Date/Time/Location: Nov 6, 2025 6pm Location The Corporate Room, Wildomar

Directors Present: Roy Paulson (president), David Boyd (vice president), Paul Gaarenstroom (treasurer and secretary), Michael Ghafouri Censured, Tsun-I Wang Censured, (directors at large)

Main Discussion Points/ Topics:

1. Announcements:

No recording of meetings are allowed.

2. Open forum speakers:

One homeowner asked what LCPOA planned to do about Traffic due to businesses, Safety, Motorcycles

3. Old Business:

- LCPOA Insurance – Bids obtained because of loss of insurance from prior company. Tokyo Marine Specialty quoted a \$50,000 deductible with a \$65,000 premium. This covers the multiuse trails. Director Ghafouri advocated to select a policy that will NOT cover the ‘horse trails’. He insisted the POA is not obligated to cover the trails. He was told the trails are multiuse and they do need coverage. Discussion around whether the POA is obligated to insure trails. Motion made to accept this proposal with caveat that another quote will be obtained from this company with a lower deductible. **Vote taken to accept this bid.**
- Christmas Decoration Quotes – California Xmas has been used in past with good results. They are highest bid (by \$400) this year. Beautification committee wants to use them because they are a known entity and did such a great job previously and so the committee doesn’t need to find volunteers to show a new company where all the streets are requiring decorations which is very time consuming. Discussion around accepting the bid from a less expensive vendor and the expectation that this committee should oversee their own project was made by Director Wang . Motion #1 made to approve the less expensive vendor “Holiday”. **Vote taken to approve the Holiday bid.** Motion #2 made to accept California Christmas bid. **Vote taken to approve the California Christmas bid.**
- Updates to AC Guidelines: Road Repair Warranty Agreement – this is not associated with routine road work, but rather when a homeowner requires work that impacts our primary roads (ex: needs to run a pipe in front of their house). **Vote taken to approve this agreement.**
- Updates to AC Guidelines: Metal Roofing – AC acknowledged more requests for metal roofing; proposed to approve on a case-by-case basis (ex: use for a barn). Several directors agreed this might be too subjective and will request more clarification from the AC. **Tabled pending more information from AC.**
- Updates to AC Guidelines: Info only – The AC is not ready to make a full update yet but will do so in the near future. Director Ghafouri stated the BOD had previously approved a mobile home to be used as an ADU. Director Gaarenstroom corrected him stating the BOD never approved a mobile home.
- Updates to AC Guidelines: Info only – Private cul-de-sacs intersect with primary roads. At these interfaces, cars are damaging the roads. The AC and Road committee are working on a solution that will protect these sections of roads such as a 10’ apron. A vote will be required in the future.

4. New Business:

- Propose to change the name of the Heli-Hydrant committee to the Fire Safety committee because this committee is more all-encompassing. Director Ghafouri does not see why this change is needed to divert the topic from what he termed a political campaign promise. Director Wang states the charter is strictly for a Heli-Hydrant and the only option is to disband the committee and reform a new one with a new charter. Director Boyd states the Heli-Hydrant is not a campaign promise and in fact, Rancho just received a \$500k grant for Heli-Hydrants. Further, this new committee is comprised of several fire fighters with many things they want to achieve beyond Heli-Hydrants. They reviewed a proposed fire exit off Lobo which this committee felt was unsafe and not a viable option. He supports changing the title to Fire-Safety committee. **Vote taken to approve the proposed name change.**

- Review and renew all existing committee structures/memberships for 2025-2026 – Directors Wang and Ghafouri want all committee members to resubmit applications for the BOD to review at an executive session for eligibility. Request to table this to next month by Dir Ghafouri. Director Ghafouri states there is no transparency, and the committees are all biased. Director Gaarenstroom states it makes no sense to shut down the committees until a decision on committee composition can be made. Director Boyd agrees and states it is not feasible to demand all committee members jump through extra hoops when the committee demographics are unlikely to change. Motion was made to accept all committee structures/memberships as are. **Vote taken to approve the committee structure as is.**
- Motion to add David Boyd as a litigation committee member. Committee currently is comprised of Director Paulson and Gaarenstroom with Rick DeAndero as a consultant. **Vote taken to approve the addition of David Boyd.**

Sincerely, Roy Paulson
LCPOA President

Votes:

Topic:	Roy P	Paul G	David B	Tsun-I W	Michael G
Accept LCPOA Insurance Proposal	Yes	Yes	Yes	No	No
Accept the Holiday Vendor bid	No	No	No	Yes	Yes
Accept the California Christmas bid	Yes	Yes	Yes	No	No
Accept Road Repair Warranty Agreement	Yes	Yes	Yes	Yes	Yes
Accept new name: Fire Safety Committee	Yes	Yes	Yes	Yes	No
Accept existing Committee Structure	Yes	Yes	Yes	No	No
Accept David Boyd to Litigation Committee	Yes	Yes	Yes	No	No