

Minutes: September 7th, Meeting

Glendora Garden Homes 4 (GGH4) HOA Board

Website: [www:ggh4.org](http://www.ggh4.org)

Time: 7:05. 2010 Board In attendance: Scott Campbell (#1237), Paul Sheldon (#1215), Paula Verdugo (#1234), Steve Thomas (#1233), and Isolde Ferhman (Western Condominium Management).

Resident: Nick & Diana Nicolaou (#1230), Cynthia Campbell (#1237)

Location: Poolside

Next Meeting: **Annual General Meeting, Tuesday, October 19th**

Location: Poolside at 7pm.

GGH4's HOA board meetings are scheduled as announced in agendas posted in advance of the monthly meetings. All residents are encouraged to come to the meetings. You can send inquiries or comments to the board via the *GGH4.org* website via "contact form" on the Home page.

Minutes from the August 19th meeting with the following correction were approved by Scott, Paul, Paula, and Steve. The date of the General Meeting is Tuesday October 19th (not October 11th). A notice of the correct General meeting date has been posted on the bulletin board.

Agenda Items:

The Home Owner Comments:

- Cynthia, who walks her dogs along Arrow Highway, noted the Strawberry Lane complex has more trees and their front looks better visually. She offered this suggestion: ask our Arborist consultant to study both complexes and come back with a recommendation. Perhaps just a few additional trees would give more visual privacy to the units on the Arrow side while having an acoustical value – less street noise. The board will review a recommendation that accomplishes these goals if the cost is acceptable.

- Nick reported that the top wooden railings on two units have ‘popped up’, giving an appearance of the balcony leaning away from the stucco wall. The board reviewed the two units after the meeting. It appears wood (nails too) has ‘curled up’ for unknown reasons. We will have a handyman review the balconies. Paul & Steve will walk the complex to learn if this is happening anywhere else.

Old Business:

- Using Common Area Parking to Store Vehicles. The board thanks the residents who removed their vehicles avoiding a towing situation.
- Removal of out of date and or/faded signs. Thanks to Paul Sheldon, most of the out of date/faded signs have been removed.
- The address directional signage at the mailbox area was replaced. Thank you Carlos Verdugo for your help.
- Nomination of 2011 Board. Isolde received a few nomination forms. She will mail out ballots with self address stamped envelopes to unit owners.

PLEASE RETURN YOUR BALLOTS TO HER IN ADVANCE OF THE GENERAL MEETING (*Preferable*) OR BRING YOUR COMPLETED BALLOT TO THE MEETING.

New Business:

- The paint on our metal light posts is looking pretty faded. Steve will contact the foreman of the painting contractor to solicit a bid to paint all of the posts. There are several posts that contained the faded no parking signs (they are next to curbs painted red) that need to be removed. Steve will ask the Landscaper for a cost to remove these posts.
- **The annual General HOA Meeting will be Tuesday, October 19th at 7pm.** Isolde will bring the mailed ballots from unit owners and, together with any ballots submitted at the meeting, she will tabulate the votes. Please follow the instructions on the ballot.

In Memoriam:

With regret the 2010 HOA Board announces the passing of long time resident Frank Lanzillotti (#1217), 1921 -2010. He was a WWII vet (Europe), a retired chemist for a vitamin company, and lately he owned and serviced a number of vending machines.