

MINUTES: Wednesday May 07, 2014

Glendora Garden Homes IV HOA Board

(www.ggh4.org – website for “Glenview Lane” addressed homes only)

Call to Order: 7:00 pm, pool. Board in attendance: Diana Crain, Brian Franklin, Diana Nicolaou, Steve Thomas, Deena Wonders, Isolde Fehrman (Western Condo Management). Resident Chris Blackledge.

Homeowners: no homeowner comments

Next Meeting: Wednesday June 4, 2014, 7 pm, (poolside, weather permitting)

The meeting minutes of April 9, 2014 were approved.

Agenda Items

Old Business

- Red pavers, still a work in progress. We have a color match, but not the correct type of paint.
- Tree trimming mostly completed on April 16. Thank you to Diana Crain and Steve Thomas for posting signs and caution tape and also knocking on doors to remind residents to move their cars. A gray BMW, license 5TAV848 was not moved despite our attempts to find the owner. The tree trimmers did not want to risk damaging the car, so they will be returning to finish the trimming. If we are charged an additional amount from the original bid, the homeowner responsible for the vehicle will be asked to cover the additional costs.
- Original plumbing repairs #1228 completed. Unfortunately in the process, additional leaks were discovered in the same wall. We used a different plumber, the additional repair costs were \$1275 which the board has approved. Board has withheld partial payment in effort to have original plumber communicate with us. They contacted Isolde, but as of the meeting, they have not contacted the board.
- A reminder to please email the board thru our website (www.ggh4.org) if you note any lightbulbs (in COMMON AREAS only) that need to be replaced.
- FHA report delayed for now, Deena to work on it.
- New pool signs are installed.

New Business

- Reviewed Isolde's financial records, all seemed in order.
- It was reported that #1246, 1247, 1248 (near Valley Center) had a possible security issue. A male, blonde hair, 30-40 yrs of age, carrying a backpack was ringing doorbells, asking for "Valerie". He also took a picture of one of the homeowner's vehicle license plate, stating "I know where you live". A reminder to not leave your garage unattended at any time, and be careful who you open your door to. Please call 911 or Glendora PD to report any suspicious activities. Their direct # is 626-914-8250.
- We discussed the possibility of a neighborhood watch program with Glendora PD.
- There was also an attempted vehicle break in around the same time near the mailbox area.
- #1225 and #1230 report possible termite/wood rot. Repair estimates will be sought.
- Brian Franklin checked on estimate for having wood repairs on balconies stained. We are having a difficult time finding a licensed handyman as most of the jobs in the complex are small. We will try and combine a few jobs for one call to make it worth their time.
- The board approved roof repairs for #1215. \$875 estimate
- The meeting was adjourned at 8:00 pm.

GGH4HOA