

Minutes: Wednesday, October 11th, 2017

Glendora Garden IV HOA Board

www.ggh4.org – website for “Glenview Lane addresses only”

Call to order: 7pm, Pool area. Board members present: Brian Franklin, Steve Thomas, Becky Forss, Diana Nicolaou, Paula Verdugo,

Board Members absent: None

Homeowners Present: Chris Blackledge #1229, Diana Crain #1246, Angela Guzzo #1241

Next Meeting: Wednesday, November 8th, 7pm at the Pool
September ‘17 minutes approved.

Homeowner & Resident Comments

1. **(Pending)** A small wooden piece of the balcony either somehow came apart from the adjoining section. Steve has the 2” by 5” wooden piece.
2. The owner of Unit #1214, approached a board member and asked that the gardeners trim back a slightly overgrown cypress tree that was brushing against his unit when it was windy. Steve relayed the request to our gardeners, **this task is complete!**
3. The Board was approached by an owner asking that our complex community be reminded about Disaster Preparedness. The Board discussed this important topic (especially in light of the natural disasters happening in our country and state!) The Board discussed sending out a **Preparedness Checklist in our November mailing** with the 2018 payment coupons. Owners can use this checklist as a reference and suggestions from the websites mentioned below. **For complete ideas, checklists and instructions, please review the websites below!**

Old Business

1. **Subterranean termites #1216/17. (Pending)** Awaiting owner approval before Morgan can proceed. To avoid pulling up tiles, as stated in their report, Morgan stated to Steve they could achieve the same result less intrusively.
2. **After Hours Pool & Spa Use.** There have been complaints that some people (whether they are homeowners and/or residents is unknown) are still using the pool after hours. **If you observe someone using the facilities outside the posted hours, please call the Police.** There have been incidents in the past where some of the users were unauthorized and/or trespassing. **Homeowners, Residents (and your Guests)**, it is important that you also observe the posted

hours for using the pool/spa/patio areas, and please clean up after yourself and your guests and put chairs and tables back where they were for the next user!

New Business

1. **Election Results:** the following homeowners were voted to be your **2018 Board**. Chris Blackledge, Steve Thomas, Brian Franklin, Becky Forss and Paula Verdugo. Thank you to those who agreed to run for the 2018 Board and for Diana Nicolaou's service for many years of service with the board!
2. **Disaster Preparedness** – It's never too late to plan for an emergency. During the past several months we have seen multiple major earthquakes in Mexico. Elsewhere there have been hurricanes and destructive fires. Those who made the effort to be prepared, including stocking emergency supplies and having prearranged plans, had better outcomes. Do not leave your family's welfare to chance. Prepare! That includes owners and renters who reside from 1201 thru 1248 Glenview Lane.
 - a. Take being prepared as your personal objective. After a cataclysmic event, City, State and Federal response will be overwhelmed and may not be there for you immediately.
 - b. Owner's: please share the attached with your renters. Earthquakes come with little or no warning, The City of Glendora and the American Red Cross have recommendations for your reference.
 - c. **What can/should you do?** Please refer to the information on these websites:

<https://www.cdph.ca.gov/Programs/EPO/Pages/BePreparedCalifornia.aspx>
<http://www.caloes.ca.gov/for-individuals-families/earthquake-preparedness>
<https://www.ready.gov/make-a-plan>
<http://www.ci.glendora.ca.us/departments-services/police/emergency-preparedness>
 - d. Additionally, owners should carry **home owner's insurance** to include earthquake supplemental insurance coverages. Your HOA carries fire and earthquake insurance which covers buildings and foundations, not interior damages including your personal items. Also, please note our HOA insurance has a deductible which is 10% of the loss calculation. (Three years ago, the deductible was 20%,)
3. **Financial Reports** were reviewed and approved.