

Minutes: Tuesday, June 8, 2021

Glendora Garden Homes IV HOA Monthly Meeting

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

Call to Order: 7:05 pm, Meeting conducted using the Zoom internet application, with Derek McCaulley as host. Board Members online: Brian Franklin, Diana Nicolaou, Steve Thomas, Chris Blackledge and Paula Verdugo.

Property Management: Derek McCaulley, Personal Touch Property Management Inc. (PTPM) 451 W. Bonita Ave, Suite 7, San Dimas 91773 (909) 592-1562 www.personaltouchmgmt.com If you prefer to mail your monthly HOA dues, please follow the instructions on your ticket.

The May 11, 2021 minutes were approved. Owners please note: During the COVID-19 Pandemic the HOA Board will conduct monthly board meetings **via internet**. Derek will be the internet host and will communicate meeting pass codes to board members and HOA owners who in advance have requested PTPM for access codes.

The board continues to communicate with each other via email and/or texting – important topics are included in the agenda and minutes.

Next Meeting: Tuesday, July 13, 2021, 7PM via internet or pool area (to be announced)

Homeowner Comments

1. Unit #1213 asked if water softeners are allowed to be installed. As far as we know no one has installed one. Owner will provide additional information such as where to install and how much water pressure needed, will it affect neighbors water pressure and city permit needed to install?

Old Business

1. FHA renewal still pending. They are just waiting on our new HOA insurance info and then it should be approved.
2. #1229, 1230 and 1247 are waiting for Morgan to arrange appointment time to

complete repairs.

3. Two remaining fire hydrants in complex still need to be painted by City. We need to first ask the gardeners to clear the area around them. Bollard painting has not been completed.
4. Security light pole in back West parking lot has been repaired by our handyman for \$156.

New Business

1. Pool replastering has been postponed until Fall. The permits are good for 2 years so the board will reimburse Sparkling Pools \$1200 for the cost of the permits.

2. Derek has presented us with competitive bids for HOA insurance. We have chosen Sutton Insurance (A rated) as our new carrier for general insurance as of June 24. Better coverage at a lower cost. We are looking to also obtain lower and improved coverage for our earthquake insurance.

4. Board will be opening up the pool on June 15. We need volunteers on June 6 to scrub the bathrooms and pool furniture, sweep storage areas, etc, as area has been closed up for more than 15 months. (has since been completed, thank you board members, significant others and additional homeowners for a great job!)

5. Board voted to install bollards to protect the light poles in back parking area from being damaged again.

6. Pool will be opened on Tuesday June 15. Emails have been sent out to homeowners with Health Department rules for

reopening. The rules are also posted on the pool gate and inside. Please read thru them all before heading to the pool. These are the County Health Dept Rules so do not blame the messenger (HOA BOARD). Masks need to be worn when not in the pool, no guests, only residents of Glendora Garden IV, no parties/get togethers, limits on # in spa and pool area, among additional. PLEASE ABIDE BY GUIDELINES, THE BOARD WILL NOT BE POLICING THE POOL BUT IF PROBLEMS OR COMPLAINTS ARISE WE WILL CLOSE IT DOWN AGAIN WHICH IS THE LAST THING WE WANT TO DO. We are expecting all guidelines to be lifted very soon so please be patient for a bit longer.

5. Financial records for May 2021 appear to be in order. Two homeowners are seriously behind in their dues. One has a lien now placed on their unit and the second will soon be receiving a letter from our attorney. Homeowners are responsible for all late fees and attorney fees.

6. We encourage all residents and homeowners to keep an eye out for the safety of all your neighbors. See something, say something, call the Police

(911 or non emergency # 626-914-8250)