

CORONA LAURELWOOD HOMEOWNERS ASSOCIATION  
REGULAR MINUTES  
**JUNE 13, 2017**

**MEETING NOTICE:** Upon notice given and received, a Regular meeting of the Board for Corona Laurelwood Homeowners Association was held on June 13, 2017 at the City of Corona Public Library.

**ATTENDANCE:** Directors Present: Jeff Smith  
Pat O'Herron  
Salvador Lopez  
Manuela Wenner  
Diana Nieves

Directors Absent: 0

Management Present: Alec Robbie from Diversified Association Mgmt.

**CALL TO ORDER:** The General Session Meeting was called to order at 6:07pm by President Jeff Smith.

**OPEN SESSION:** There were no residents present for the Open Session portion of the meeting. After the General Meeting was in progress two residents came to the meeting and asked about the pool work and the off and on closures of the pool.

**MINUTES:** The Minutes from May 2017 were discussed and approved by a Board vote of 5-0.

**FINANCIALS:** The May 2017 financials were reviewed by the Board. The Board also reviewed the recommendations from UBS concerning the CD accounts in the Reserve Account. The Board approved the recommendations by a vote of 5-0. The Board then motioned and accepted the May financials by a vote of 5-0.

**MANAGEMENT REPORT:** The management company reviewed the work and inspections that had been done since the last Board meeting. The Board reviewed the excel spread sheet provided by management of work in progress and the status of other issues concerning the association. Management is to update the spreadsheet and monthly/yearly calendar to help with the updates. Management also gave an update on the City Water Rebate for irrigation leaks and the filling of the pool.

**UNFINISHED BUSINESS:** The Board reviewed the work done by Five Star Landscaping on the

irrigation system and the planting of new plants in the complex. The Board also reviewed a bid from Five Star for the grinding of potential trip hazards on the concrete sidewalks. The Board approved the bid of \$1,400.00 by a vote of 5-0. Five Star also had a bid for the replacement of two backflow devices for \$2,000.00. The Board approved the bid by a 5-0 vote.

The Board tabled a proposal from Nordic Patrol services.

The Board reviewed the work from Rodent Pest Technologies for the sealing up of areas at units at the 1171 Stonepine building. Management reported that he had not received any telephone calls from owners concerning complaints about ongoing vermin problems.

The Board discussed the needs for changes to the Rules and Regulations and tabled the issue.

The Board reviewed a bid for the replacing of the flat roofs and winterizing of the roofs in the complex. The Board requested another bid from Coastal Roofing.

**NEW BUSINESS:**

The Board reviewed the Reserve Study and the budget for fiscal year 2017-2018. After a thorough review of the budget and the addition of new GL codes line items the Board approved the 2017-2018 budget by a vote of 5-0.

The Board reviewed a bid from Trout Electric for the installation of a sub panel in the pool storage room. The bid for \$1,970.00 was approved by a 5-0 vote.

The Board reviewed a bid from Hoffman Custodial for the cleaning of their pool room and the storage room. The Board directed management to clarify the bid with a different schedule than presented.

The Board reviewed two architectural applications and denied one and gave provisional approval to another. Management is to contact the residents with the information.

**CORRESPONDENCE:**

The Board reviewed the correspondence from members.

**ADJOURNMENT:** With no further business to conduct, the Regular Meeting was adjourned at 8:29PM.

Respectfully submitted,

~~X~~ Manuela C. Wanner  
Secretary

~~X~~ 7-11-17  
Date