

**CORONA LAURELWOOD HOMEOWNERS ASSOCIATION
REGULAR MINUTES
MARCH 8, 2016**

MEETING NOTICE: Upon notice given and received, a Regular meeting of the Board for Corona Laurelwood Homeowners Association was held on February 9, 2016 at the Corona Public Library.

CALL TO ORDER: The Regular Meeting was called to order at 6:03 PM by President Matt White.

ATTENDANCE: Directors Present: Matt White, President
Susan Beaver, Treasurer
Pat O'Herron, MAL

Directors Absent: 0

Management Present: Meghann Chisholm and Alec Robbie from Diversified Association Management.

OPEN SESSION: There were six members present for the Open Session. The session started at 6:04pm and ended at 6:30pm.

MINUTES: Upon a motion made by Pat, seconded by Susan, the Board approved the February 2016 Annual Meeting minutes by a vote of 3-0.
Upon a motion by Susan and a second by Matt the Board approved the Regular meeting minutes with one correction by a vote of 3-0. The minutes are to show the reason for the Town Hall Meeting are, the recent burglaries, low voter turnout for the annual Meeting and retaining property values.

FINANCIALS: The February 2016 financials were reviewed by the Board. The Board questioned GL code 8415, landscape extras. The Board directed Alec to obtain more information concerning the variance indicated. Upon a motion by Susan and a second by Matt the Board accepted the financials by a vote of 3-0.

MANAGEMENT REPORT: The Board reviewed the new Xcel spreadsheet format of the management report. Alec reported on telephone calls he received from residents that included roof leaks, maintenance issues from vendors, parking complaints and irrigation leaks.

LANDSCAPE REPORT: The Board discussed the need for a formal, long term approach to the landscaping needs of the complex. The Board directed Alec to determine a date where he, the Board and homeowners could walk the complex with the Rebel landscape. The Boards goals are to determine areas of needed work, irrigation changes, plants for the complex and a review of the areas that have already been worked on.

COMMUNITY APPEARANCE: No discussion.

UNFINISHED BUSINESS:

The Board reviewed the progress of the installation of cameras in the common area of the complex. Matt stated that he would buy the cameras and be reimbursed for the costs. Benny, of Horizon Lighting is to be contacted concerning power for the new cameras.

The Board reviewed a bid for the installation of concrete at 1645-F Wintergreen. The Board decided not to install concrete at the area of request.

The Board reviewed the pricing for new Message Board throughout the complex. The Board approved the expenditure for the boards, but wanted the sites inspected for termites prior to the installation of the boards.

The Board determined that a bill for the installation of smoke detectors at 1164-E Stonepine was to be sent to the owner for payment. The bill is for \$420.00.

NEW BUSINESS:

The Board reviewed the renewal bids for the association Master Insurance Policy. After reviewing the 3 bids the Board voted 3-0 to stay with the present company, Berg Insurance, for the renewal. The renewal price is for \$39,779.70.

The Board approved a bid from Till Roofing for the replacement of the flat roof at 1629-D Windmill on a motion by Susan and a second by Pat. The bid is for \$3,450.00. The Board also requested that roofing companies from the local area be approached for bids in the future.

The Board requested that a copy of the new association Reserve Study be placed in the Board Pac for next month.

The Board reviewed the resignation letter from Karen Snyder. The Board requested that a thank you letter be sent to Karen for her work done over the last 10 years while serving on the Board of Directors.

The Board requested that election Rule Modifications be placed on next months agenda.

ADJOURNMENT: With no further business to conduct, the Regular Meeting was adjourned at 7:35PM.

Respectfully submitted,



Secretary

4-12-16

Date