

## **Muirfield Heath HOA Board Minutes**

**December 9, 2022: 9:00 am**

**Location: 3020 Rosemead**

**Participants: Yves Prechac, Ken Ludwig, Dana Tripodi, David Cohen**

**Other: Damian Cortese, Kirk Bradley, Kathy Hennel, Joe Moore**

### **Board Meeting, 12-9-22 discussion:**

Meeting called to order, 10:00 am

Quorum certified by Secretary

- Ken Ludwig, Yves Prechac, Dana Tripodi, David Cohen

Minutes from last meeting reviewed/motion to approve/ approved 4 to 0

### **Committee Reports**

#### **Treasurers Report**

\$10,700 Dolby and \$20, 336 Signet to be paid in full, need **W9s**

- Reserve to be approx. \$10,000 after above: still need post, lamp heads, ceiling repair and paint, fans

Yves resent names and billing addresses to Terry and Cavanaugh team

Past due: [REDACTED]

Insurance policy is due in January, need to change to mail and not email, Yve to change process for payment

- Yve to give sites, user names and passwords to board

Need all sites, user names, passwords from Yve

Dana to buy thumb drive for all of Yves files

Need estoppel doc from Yves and note that we charge a fee of \$125 to closing company,

#### **Architectural Committee:**

Certified letter sent to [REDACTED] this week

Several architectural review forms approved by Ken and MCA

#### **Contract Review:**

- David to review scope of work for Field of Gold and lead renegotiation and search for potential other vendors
- Review HOA insurance policy, before renewal

#### **Pool:**

Work in process, reopen in January

- Ken to talk to Mike about side of beam

Dana and Joani selected new lamp post heads and fans

Electrician to be engaged for bad post and to change heads and hand fans

Clean up and repair ceiling pool

**Communication:**

Dana calling all with no email  
Newsletter sent

**Website:**

Goal is to complete by year end  
Will be secured through email addresses, separate for gen public and HOA members  
Dana and Ken meeting with Phil

**Respectfully Submitted,**

\_\_\_\_\_ December 9, 2022  
**Dana-marie Tripodi, Secretary**