

Muirfield Heath HOA Board Minutes

January 12, 2023: 9:00 am

Location: 3020 Rosemead

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

Board Meeting, 1-12-23 discussion:

Meeting called to order, 9:15

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, do not need need W9s, both corporations

- still need post, lamp heads, ceiling repair and paint, fans (there was an additional 1200 for light in pool)

Past due: Patrick Duffer \$625 – still past due as of 1-12, Anthony Chapman \$600 plus interest and penalties, Jordan Daher owes difference - \$50 again plus \$50 for last quarter, Delia Roe owes difference \$100 – trustee to send

Action to be taken – send letters to delinquent HOs

Insurance policy paid and review of contract will be performed for 2024

Yves to give sites, user names and passwords to board

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

Architectural Committee:

Standards – Another certified letter to be sent to Jordan Daher for bins visible from street

Standards committee update – MCA board voted on trees that came down, recommend replacement but stump removal required

- Standards will send a postcard to Jordan

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, meeting with an alternate vendors next week

Pool:

Work is complete except for water chemistry, reopen next week

Yves to discuss water relief \$ from county with Bill and then follow up with county

Dana and Joani selected new lamp post heads and fans, Dana to order

Have Damian look to see if there are fan boxes and if we need separate wiring

Damian to fix bad post and to change heads and hang fans

Walkway repair next to Shirley's house – Ken to talk to Greg or someone he recommends

Clean up and repair ceiling of pool house before fans are installed

Communication:

Dana will start calling all with no email now that the holidays are over

Email blast to include, pool open date, pool party on 1-29, election, annual meeting, meet the candidates on 1-18 via Zoom – send once Ken has secured the room

Website:

Goal was to be complete by year end – now by annual meeting

Dana and Ken meeting with Phil

Respectfully Submitted,

_____ January 12, 2023

Dana-marie Tripodi, Secretary