



**Murieta Homeowner's Association  
Board of Directors Open Session Meeting  
Tuesday, March 8, 2016**

- I. Call to Order:** Board of Directors present: Anthony Garside, President, Michael Delong, Vice President, Matthew Jue, Treasurer, Gary Yue, Director and Carmen Mejia, Common Area Manager (CAM). Meeting called to order at 7:00 p.m.
- II. Adoption of the Agenda:** Approved
- III. Approval of the February 9, 2016 Open Meeting Minutes:** The minutes were approved.
- IV. Financials:**
  - a. The next Finance Meeting will be held on 3/15/16, at 5:30 p.m., at the North Clubhouse.
- V. Manager's Report**
  - a. CAM gave an update on the LED lighting, carports and solar panels.
- VI. Open Forum:**
  - a. A homeowner discussed National Night out. Another homeowner discussed vandalism, spikes at the exit gate, security patrol, and streaming HOA meetings and another homeowner asked about rules regarding athletic equipment. Matthew discussed newspaper delivery.
- VII. Old Business:**
  - a. Go Solar Presentation – Syed Ahmad, representative of Go Solar, presented a plan to install solar panels.
  - b. Ratify LED Carport Lighting Proposal – Approved \$ 8,190.
  - c. Balcony Railing Cover Discussion – The rules regarding balcony lattice will be updated for review at the next meeting. Maintenance will provide a sample of the lattice that may be installed.
  - d. Del Conte reseeding Proposal – The Board denied the proposal for reseeding but will review it again at the next meeting after CAM inquires about cost reductions.
  - e. Lobby LED Lights – The Board decided to wait on homeowners' feedback before changing out the lobby lights. Building 8's lights have been changed to LED lights for homeowners to view. Homeowners were notified through the Newsletter. The Board will vote at the 4/12/16 meeting.
  - f. Pool & Spa Repairs – Alameda County Water District approved draining the water for both pools and spas for repair.
- VIII. New Business**
  - a. Pool & Spa Repairs – Approved \$16,500.00.
  - b. Pool Furniture Proposal – Approved \$4,455.20.
  - c. Del Conte Irrigation System Check – CAM notified the Board of Del Conte's Annual Irrigation Check. No decisions required.
  - d. Financial Impact of Modernizing Elevators – Anthony discussed the necessity of modernizing the aging elevators at Murieta and the financial impact it will have on the budget going forward.
  - e. Otis Elevator Proposal for Emergency Signs – Approved \$1,963.73.
  - f. Otis Elevator Proposal – The Board discussed the proposal. No decisions were made as they are awaiting a second proposal for comparison.
  - g. Ekim Painting Proposal on Trim Work Only – Tabled awaiting a second proposal for comparison.
  - h. Beal Bank CD Renewal – Approved the CD renewal.
- IX. Time and place of next meeting:** April 12, 2016, 7:00 p.m. at the North Clubhouse.
- X. Adjournment:** 7:58 p.m.