



**Murieta Homeowners' Association
Board of Directors Open Session Meeting
Tuesday, April 12, 2016**

- I. Call to Order:** Board of Directors present: Anthony Garside, President, Michael Delong, Vice President, Matthew Jue, Treasurer, Michelle Dimmett, Secretary, Pauline Russell, Director and Carmen Mejia, Common Area Manager (CAM). Meeting called to order at 7:36 p.m.
- II. Adoption of the Agenda:** Approved.
- III. Approval of the March 8, 2016 Open Meeting Minutes:** The minutes were approved.
- IV. Financials:**
 - a. The next Finance Meeting will be held on 5/10/16, at 5:30 p.m., at the North Clubhouse.
- V. Manager's Report**
 - a. CAM discussed the possibility of changing landline phones to cellular to reduce cost, the pool closure schedule, carport lighting, National Night Out registration and having obtained her CCAM certification.
- VI. Open Forum:**
 - a. A homeowner asked about the solar project. Another homeowner recommended an elevator vendor.
- VII. Old Business:**
 - a. Introduction of New Board of Directors – Anthony Garside as President, Michael Delong as Vice President, Michelle Dimmett as Secretary, Matthew Jue as Treasurer, and Pauline Russell as Director.
 - b. Review revised Del Conte Bid – The Del Conte bid to reseed grass areas was tabled due to current drought conditions.
 - c. Review Trim Painting Bid – The trim painting has been tabled until dry rot throughout complex has been repaired.
 - d. Review Elevator Bid – The Board did not approve any of elevator bids at this time until supplemental bids for the fire recall portion and additional work portions pertaining to electrical work are received from third party vendors (including Statcomm).
 - e. Lobby LED Lights – The Board approved changing all lobby lights to the LED lights that have been on display in Building 8 for the last month. Feedback from homeowners was in favor of the change.
 - f. The proposed rule change on the balcony railing covers was approved and will be published for review to the members for 30 days.
 - i. Railing covers are allowed only under these conditions and owner agreement, all others are strictly prohibited.
 - ii. Covers must be built and installed by the Murieta HOA at the owners cost (current costs and options can be obtained through the HOA office).
 - iii. Owners with units facing the exterior of the complex are allowed either lattice with a clear background or lattice with a solid background.
 - iv. Owners with units facing the interior are allowed only the lattice with a clear background as an option.
 - v. Lattice must be standard complex trim color and solid backgrounds must be standard body color. The HOA will be allotted the opportunity of inspections of the railing cover as needed to ensure safety and compliance
- VIII. New Business**
 - a. The Murieta BBQ has been tentatively set for June 11, 2016. The Board announced that volunteers are needed to make the event a success.
- IX. Time and place of next meeting:** May 10, 2016, 7:00 p.m. at the North Clubhouse.
- X. Adjournment:** 8:00 p.m.