



Annual meeting

The Annual Meeting and Election of Officers was held on Tuesday, February 13, 2018, 6:00pm. Unfortunately, a quorum of 58 votes was not achieved. The Board of Directors voted to reconvene the meeting to March 13, 2018 in hope for quorum. Again, a quorum was not achieved as announced by Inspector of Elections Susan Studer. The Board voted not to reconvene the annual meeting for a third time and has volunteered to continue its leadership as appointees. The Board of Directors consists of Salvador Lopez—President for a two year term, Jeff Smith—Vice-President for a one year term, Patricia O'Herron—Secretary/Treasurer for a two year term, Manuela Wenner—Member at Large for a two year term. There remains an open seat for a one year term. Please inquire if you have interest in filling this seat.

The Board of Directors Meetings are the second Tuesday of every month at 6:00pm at the Corona Public Library, in the Taber Room in the Children's section of the library. Homeowners are encouraged to attend and can speak during the Open Forum portion of the meeting only which is at 6:00pm. Too often, homeowners wait until something goes wrong and come for the first time to a meeting to complain. Why not be proactive and come find out what goes into keeping our Association healthy? There's a lot more going on!

WHO TO CONTACT

Alec Robbie, Property Manager, Diversified Association Management, Alec@drpmsocal.com (714) 544-7755 x112, Fax: (714) 544-7771, 180 E. Main Street, Suite 101, Tustin, CA 92780

Waste Management (800) 423-9986 for bulky item pickup.

Corona Police Department (951) 736-2330 Option 3 to report suspicious persons.

Pool and Spa—Soon the weather will be warming up and residents will be eager to use the pool and spa. Please keep the pool and spa clean and secure, follow the posted rules, and be safe. Because the pool and spa are a gated, common area, the Association issues pool keys so that management knows who enters and exits the area. Video surveillance is backed up. Remember that if you are using a pool key for yourself or to let in other individuals, you, and potentially, the homeowner, are ultimately responsible for what happens on your keyed entrance. Do not let others in on your keyed entry unless they are part of your household or your invited guest. Otherwise, you may be liable for a "friend" or a non-community member who damages anything within the common pool area. Don't let strangers in, or neighbors who say, "I can't find my pool key." If each resident takes responsibility for pool security, we spend less money on fixing problems and avoid misunderstandings. Don't bring floaties, food, glass, cigarettes, cannabis, alcohol, animals or groups over 4 people to the pool. Use your headphones and soak up the sun!



Coronalaurelwoodhoa.com—Get the latest information on what is happening by clicking the Mailing List button and signing in. The site is secure because we manage it ourselves and do not disclose information to 3rd parties. All residents can sign up, whether renter or homeowner. You will find resources, events, news, FAQs and contact information.

MAILING LIST



Insurance—The Board voted to retain the current insurer, Farmer's, through Berg Insurance Agency. The specific coverages and premiums may be found on the www.coronalaurelwoodhoa.com website as a .pdf. The Association maintains insurance on common property: walkways, fences, metal railings, concrete walls, pools, streets, lights, street sewers and drain, landscape and irrigation, signs, lights, mailboxes. As a rule of thumb, the Association has property insurance to provide replacement for exterior walls and roofs of homes to the studs of buildings. Home interiors such as electrical, plumbing, flooring, cabinets, countertops, drywall, trim, fixtures, and paint must be covered by a individual insurance purchased by the homeowner. Any occupant of a home, whether renter or owner, should buy insurance on contents such as clothing, housewares, electronics and furniture in the event of a flood, fire or theft. Earthquakes are not covered by the Association's umbrella policy. Earthquake insurance can be purchased by homeowners through the CA Earthquake Authority.

There are limits to the coverage of HOA's. Residents sometimes think the Association will pay for anything that happens with the home, but our insurance is limited to exteriors in the event of flood, fire, theft, or as has happened in the past, auto damage. These circumstances alone cost the Association \$38,399 per year to insure, not including the deductible we would have to pay of \$25,000 per year! The Board would like for all residents to inspect their smoke detectors/alarms, appliances, gas lines, heating units, etc. for any defects or problems and have them repaired.

Dog Waste—Please be courteous to your fellow neighbors and pick up after your pets. We continue to have complaints about owners or owners' tenants walking their dogs and failing to clean up after them. All it takes is a few seconds to clean up after your pet and it will ensure we are all happy neighbors.

Repairs—The Board has undertaken many improvement projects designed to maintain and refresh our community, vehicle stop replacements, common area lighting repairs and more updating, tree trimming, and cement grinding of pedestrian walkways. These photos of what seems like a very small problem to patch—a 3-4 inch hole in the concrete walkway—is an indication of a much bigger problem of an irrigation line washing away soil under the pavement. If you see something irregular in concrete, asphalt or landscape, take a picture and send it to property management. The old saying goes, "a stitch in time saves nine."



Rules and Regulations—The Board has reviewed the Association's Rules and Regulations to make updates and changes to better deal with the changing needs of the community and California law. The Board hired Denise Iger, an attorney specializing in HOA law, to review all the Rules and Regulations and update them with provisions in current California law. Please find the proposed Rules and Regulations with this mailer for your review. The proposed Rules and Regulations will be voted on by the Board of Directors at their May 8, 2018

Board of Directors Meeting after hearing from any members with their questions or concerns.

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