

**JULY 2020**



**HAPPY JULY FOURTH**

## **GLENWOOD OBSERVATIONS AND NEWS**

**DAY/TIME OF BOARD MEETINGS:** Board meetings are held on the third Monday of the month. The next board meeting will be Monday, July 20th, 6:30 pm via teleconference. An e-mail blast will be sent if the July board meeting can be held at the clubhouse. The agenda for the meeting has the teleconference call-in number and is posted on Glenwood's website and at the clubhouse.

**POOL AND RESTROOM FACILITIES UPDATE – INFORMATION FROM THE PRESIDENT OF THE BOARD:** As of June 12, 2020, Orange County allowed Association pools to re-open. Before that date pools were closed. The Board has been working with Property Management and Glenwood's attorney to re-open Glenwood's pool and restrooms (Facilities). There are safety requirements that must be put into place before these Facilities can re-open. To address safety requirements, the Board has taken actions such as: Emergency Operating Rules Governing the Use of Common Area Facilities During COVID-19; Release and Hold Harmless Notice; digital pool chemical feeder and recorder; once a day cleaning services for sanitizing and disinfecting surfaces in Facilities; and signs in Facilities on safety measures to follow.

- **"Emergency Operating Rules" and "Release and Hold Harmless Notice":** All homeowners and residents must read the Emergency Operating Rules and the Release and Hold Harmless Notice before using the Facilities. Before the Facilities are re-opened, these documents will be mailed to all homeowners and residents. These documents will also be posted to Glenwood's website. In addition, the Release and Hold Harmless Notice will be posted to pool entry gates and restroom doors, and the Emergency Operating Rules will be posted to the poster board on the pool veranda.
- **Reduced Schedule for Pool and Restrooms:** The Board determined that in this phase of reopening, the pool and restroom facilities will operate on a reduced schedule. The schedule will be posted to the pool entry gates and restroom doors, and on Glenwood's website. All other days/times not on schedule means the Facilities are closed and cannot be used.



- Outside Guests Are Not Allowed At This Time: Due to the dangers of COVID-19, the Emergency Operating Rules state: "Access to the Facilities is restricted to only Glenwood Association residents and their households. At this time, guests are not allowed to access the facilities."

**Please be aware that it is impossible to totally eradicate the potential spread of COVID-19.** StoneKastle Community Management, Glenwood Association Directors, Officers, and Glenwood homeowners assume no responsibility for any injuries or illness you may receive from the use of the Facilities and furnishings. Users of the Facilities knowingly and freely assume all such risks and assume full responsibility for their use of the Facilities.

**MAIN CLUBHOUSE ROOMS AND WORKOUT ROOM REMAIN CLOSED:** At the June board meeting, the Board determined that the main clubhouse rooms and workout room will remain closed.

**POOL HEATER:** The pool heater will be turned back on several days before the pool is re-opened.

**GLENWOOD NOMINATING COMMITTEE:** In September three board members terms will expire. The Nominating Committee was happy to report to the Board that three homeowners have submitted their names to be placed on the September ballot. The Board thanks the committee for their hard work and the three homeowners who will run for the Board in September.

**HOMEOWNERS VERIFY ACCURACY OF CONTACT INFORMATION:** Every homeowner should have a membership directory. If you do not have a membership directory, please contact Ana at StoneKastle and request one. Every homeowner should verify the accuracy of their information that is included on the membership directory such as name, address, telephone number, and e-mail. Members are to report errors or omissions to Ana at StoneKastle no later than July 31, 2020.

**SECRET BALLOTS AND VOTING:** Advanced Election Services will be mailing out secret ballots to all homeowners in August. Each membership lot is entitled to vote for each position to be filled on the Board of Directors. There are three (3) board positions up for election; therefore, each membership lot is entitled to have three (3) votes. Cumulative voting is used in election of Directors. Therefore, the membership lot is entitled to cumulate their votes for one or more candidates. For example: Cumulative voting could be 3 votes given to one candidate; **OR** 2 votes for one candidate and 1 vote for another candidate; **OR** 1 vote for each candidate. The cumulative total of the votes made by the membership lot must equal the number of board positions for election. A whole vote cannot be split into parts such as ½ vote, ¼ vote, etc. When done voting, enclose the ballot into the secret ballot envelope and seal it. The sealed secret ballot is then put into the return envelope.

It is **extremely important** that the return envelope has the homeowner's name, address, and **SIGNATURE**. If your return envelope is not signed, your secret ballot will not be counted.



**If secret ballots received are less than the quorum needed (i.e. quorum is 35 secret ballots) then a quorum is not met. The process of securing sufficient ballots will need to continue and another meeting will need to be held. This will be at additional cost to the Association.**

**PLEASE SEND IN YOUR SECRET BALLOT TIMELY, AND PLEASE MAKE SURE YOU SIGN THE RETURN ENVELOPE.**

Glenwood's Election and Voting Rules are posted to its website at: [www: myhoa.com/glenwood](http://www.myhoa.com/glenwood).

**PRE-BALLOT GENERAL NOTICES:** The following general notices are being provided to Glenwood's membership:

1. Date, time and physical address where ballots are to be returned by mail, or handed to the Inspector of Elections:
  - Ballots should be received by September 20, 2020. This is one day before the election. This way the Inspector of Elections can determine before September 21<sup>st</sup> if a quorum has been met or not.
  - Ballots must be returned or hand-delivered to the Inspector of Elections at:

Advanced Election Services  
24881 Alicia Parkway, Suite E347  
Laguna Hills, CA 92653

2. Date, time and location of meeting at which ballots will be counted:
  - The Annual Meeting is September 21, 2020, at 6:30 PM; and ballots will be counted by the Inspector of Elections starting at 6:45 PM.
  - The Annual Meeting location is normally at the Glenwood Clubhouse, located at 631 W. Glenwood Drive, Fullerton, CA.

However, due to concerns and county recommendations to prevent the spread of COVID-19, attendance through a Zoom meeting may be elected. Therefore, the exact location will be specified in the ballot information that will be mailed in August.

3. The list of the candidates' names that will appear on the ballot are:

- Judy Flowers
- Marylea Todd
- Helen Chang



**TREECO:** The Landscape Committee will be walking with Treeco on July 8<sup>th</sup> to identify trees for trimming and/or removal. If you have any concerns about trees around your unit, please contact the following landscape member who is on your street.

Glenwood Terrace contact Christine Creel: [neverpeak@yahoo.com](mailto:neverpeak@yahoo.com)

Glenwood Drive contact Sherlan Neblett: [SherlanNeblett@gmail.com](mailto:SherlanNeblett@gmail.com)

Glenwood Circle contact Virginia Luzi: [littlejeanie@me.com](mailto:littlejeanie@me.com)

**FINANCIAL REPORT:** As of May 30, 2020, the Association had a net deficit of \$3,887. This is primarily due to timing issues of when expenditures are incurred and paid versus the monthly amount budgeted. For example, actual annual gutter maintenance paid in March totaled \$7,195 whereas the monthly budgeted amount is \$542. Over time, the total actual expenses and the budget more closely approximate each other. Therefore, at this time the FY 2020 budget and monthly assessment are adequate.

The Board has approved reinvestment of a \$100,000 certificate of deposit (CD) that matured April 22, 2020. The new CD is \$100,000, 12-month term, rate of 0.90%, maturing April 22, 2021. The board has also approved reinvestment of a CD maturing June 26, 2020. The CD reinvestment is managed by Union Bank Investment Services.

**WHAT'S IS FUN AND CLOSE BY:** There are wonderful places that are close to Glenwood. The hours and events at the places listed below may be impacted by COVID-19. Check out their website first when making plans to visit. If not a member, think about becoming one. Treasures like these exist because people make them happen.

**Muchenthaler Museum:** The Muckenthaler is just down the street from Glenwood on Malvern. In June the museum had a Sean Oilu drive-in concert. On July 2 there will be a Finnegan Blue Drive-In Concert from 7:30 PM – 9:30 PM. Check out the Muck's website at [www: the muck.org](http://www.themuck.org) to find out more information. This is a cultural treasure and is close to Glenwood.

**Discovery Cube:** The Discovery Cube is further away, but this is a great space for kids to explore and get hands-on learning. The Discovery Cube reopened June 19, 2020 and can be visited with advanced ticketing and reduced capacity. See their website for more information at: [www: oc.discoverycube.org](http://www.oc.discoverycube.org).

**Craig Regional Park:** This is a 104-acre park with a small lake located at 3300 N. State College. This park gets busy especially on the weekends. Keep that in mind when you plan your visit. Based on the website [www: ocgov.com](http://www.ocgov.com) the parking lots and restrooms have reopened. Instead of parking in the park, people also park along State College (if they can find a spot).

**Fullerton Arboretum:** The Fullerton Arboretum is located by Cal State Fullerton on 1900 Associated Road. Entrance and parking is free. Check out their website at [www:fullertonarboretum.org](http://www.fullertonarboretum.org). The grounds are amazing to walk. Make the Arboretum a go to place. You will be very happy that you did.



**Greenhouse Cafe:** Here is a recommendation from a Glenwood homeowner for a really good place to eat. The Greenhouse Cafe is within walking distance from Glenwood or a really easy drive. It is located at 124 N. Euclid Street. Their website is [www: fullertongreenhouse.com](http://www.fullertongreenhouse.com).

During this time of Covid, and dealing with more cooking than I normally like to do, I decided to actively support a couple of locally owned restaurants that I really like, by ordering take out on a regular basis. One, is the Greenhouse Cafe. It's on Euclid next to Pollo Loco, and they have a very good half sandwich combo that I order every week. Along with a half sandwich it comes with tomato soup and broccoli salad.

The owner is very nice and I continue to hope that his business will survive this difficult time. They are currently open for inside dining, although I haven't seen anyone eating in, and they also have a couple of outside tables.

If you haven't already, check them out. Nice folks, good food and not corporate owned.

Stay Safe,

Sherlan Neblett

**NOW THAT IT IS SUMMER – COMMUNITY RULE REMINDERS:**

**Glenwood Streets:** The speed limit in Glenwood is 15 mph. Drivers in Glenwood assume full responsibility in the event of accident or injury and are subject to fine.

**Bicycle Riding:** Bicycle riding is permitted on the streets within the complex. Bicycle riding is not allowed on Glenwood sidewalks or lawn areas. Younger children must be supervised by an adult.

**Skateboards/Roller Skates/Scooters:** Glenwood's rules and regulations state that skateboards, roller skates, or motorized scooters cannot be ridden on Glenwood streets and sidewalks. Parents please abide by these rules.

**PARKING IN GLENWOOD:** Please remember there is no overnight street parking in Glenwood between the hours of 2 a.m. and 5 a.m. *except* by limited permit **and** only in the spots designated "Overnight Parking By Permit Only."

To obtain an overnight parking permit you must contact Patrol One ([www.patrol-one.com](http://www.patrol-one.com)) with your assigned Safelist Confirmation Number to access Patrol One's Safelist Program. If you are new to the neighborhood and do not have your assigned Safelist Confirmation Number, please contact Ana Calva.





Remember cars that are not safelisted will be towed. The only exception to towing is homeowner/tenant car with a G sticker. A car with a G sticker is not subject to tow **BUT** is subject to citation (monetary fine). Remember, a G sticker is not a parking permit. You still need to Safelist your car, even if you have a G sticker.

To obtain a G sticker contact Virginia Luzi at [littlejeanie@me.com](mailto:littlejeanie@me.com). If you call instead of e-mail, please leave a message and your call will be returned.

**GLENWOOD WEBSITE:** The Association's website is: [www.myhoa.com/glenwood](http://www.myhoa.com/glenwood). The website contains information on the board, rules and regulations, forms, and other helpful information. The website also contains a maintenance repair and replacement matrix. To help reduce the number of pages in the newsletter, information on Glenwood Committees and Glenwood Reminders are posted to the website and no longer included in the newsletter.

**GLENWOOD'S DELINQUENCY POLICY:** The property management company must receive your monthly assessment by the 15<sup>th</sup> of the month. If not received by the 15<sup>th</sup>, a \$20 late fee is charged. Thirty days after the due date, a pay or lien letter will be sent via certified mail explaining that if full payment is not received within thirty (30) days, collection proceedings will commence. Sixty (60) days after the due date, if payment is not received, a lien will be filed against the property and notice sent to the owner. Ninety (90) days after the due date, and payment has not been received, foreclosure proceedings will be initiated.

**MESSAGE FROM THE PRESIDENT:** Read the Emergency Operating Rules and Release and Hold Harmless notice when you receive them. You need to know the emergency rules that must be followed before using the re-opened pool and restrooms. Every homeowner/resident must do their part to help prevent the spread of COVID-19 such as: social distancing, wearing cloth masks when social distancing is not possible, bringing and using hand sanitizers and sanitizing wipes effective against COVID-19 when at the pool, and following the Emergency Operating Rules for the safety of each other.

Read the pre-ballot notice included in this newsletter. Remember, Glenwood Board elections are important. PLEASE vote when you receive your ballot in August, send back your secret ballot timely, and make sure the return envelope is filled out and signed. VOTE, VOTE, VOTE. I will be reminding you again in August.

Stay safe,  
Virginia



## NOTICES OF PESTICIDE APPLICATION

**LANDSCAPE MAINTENANCE – VILLA PARK:** To help control weeds within common areas, Villa Park will be using Glyphosate/Roundup and Fusilade II as needed. Villa Park performs weekly landscape work Wednesday and Friday at Glenwood. **Please see notices below:**

### **NOTICE OF PESTICIDE APPLICATION – COMMON AREA POSTING / *Notification***

Pursuant to California Civil Code Section 1940.8.5, Owner/Agent hereby gives notice to all Residents, and all persons in the premises located at:

GLENWOOD HOA – COMMON AREAS FULLERTON CA 92832  
(Street Address) (City) (Zip)

Owner/Agent or Owner's/Agent's employee(s) will be applying pesticide(s) on

Weds. &/or Fridays at 8:00-3:00  
(Date) (Approximate Time)

The approximate date, time, and frequency of this pesticide application is subject to change.

The purpose of the application is to control the following pest(s): weeds

The following pesticide(s) will be used: Glyphosate / Roundup  
(Specify Name of Pesticide and Brand of Product)

The application of pesticides will take place in the following area(s): common areas  
(Describe Area Generally)

State law requires that you be given the following information:

CAUTION – PESTICIDES ARE TOXIC CHEMICALS. The California Department of Pesticide Regulation and the United States Environmental Protection Agency allow the unlicensed use of certain pesticides based on existing scientific evidence that there are no appreciable risks if proper use conditions are followed or that the risks are outweighed by the benefits. The degree of risk depends upon the degree of exposure, so exposure should be minimized.

If within 24 hours following application of a pesticide, a person experiences symptoms similar to common seasonal illness comparable to influenza, the person should contact a physician, appropriate licensed health care provider, or the California Poison Control System (1-800-222-1222).

For further information, contact any of the following:

For Health Questions – the County Health Department: ( 714 ) 433-6000 and  
(Area Code) (Telephone Number)

For Regulatory Information – the Department of Pesticide Regulation (916) 324-4100

Date \_\_\_\_\_

Owner/Agent \_\_\_\_\_



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Glenwood Hq - Common Area Fullerton, CA 92832  
(Street Address) (City) (Zip)

Owner/Agent or Owner's/Agent's employee(s) will be applying pesticide(s) on

Weds &/or Friday at 8:00 - 3:00  
(Date) (Approximate Time)

The approximate date, time, and frequency of this pesticide application is subject to change.

The purpose of the application is to control the following pest(s): weeds

The following pesticide(s) will be used: Fusade II

(Specify Name of Pesticide and Brand of Product)

The application of pesticides will take place in the following area(s): Common Area

(Describe Area Generally)

State law requires that you be given the following information:

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Date

Owner/Agent



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