

**JUNE 2023**

## **VIRGINIA'S POOL SIDE CHAT**



**Board Meetings:** The Board meets on the fourth Tuesday of the month. The next board meeting is June 27th, Executive Session 7:00 PM, Regular Session 7:30 PM, Glenwood Clubhouse.

**Fiber Optic Cable:** Two board members walked with SiFi Networks in May. It is estimated that SiFi is set to begin work in Glenwood in the middle of July. This is just an estimate and homeowners will be informed of the actual date when it is established. Some important details to share regarding the installation process are:

- There will be equipment, such as trucks and micro trencher equipment that will be on each street in order to complete the work.
- You will be free to come and go from your driveways as needed, however please note that there may be equipment temporarily blocking you but can be moved at your request. It should not affect you for more than a few minutes at a time.
- There may be an open small trench, just a few inches deep directly next to your driveway, which can be driven over, but please be mindful and cautious of the orange cones indicating an open trench and please do not step into it for any reason. It will be properly marked for safety and will be closed up within 24 hours.
- Please be mindful of the no parking signs and do not park in the red zones for any reason. Red Zones must be enforced at all times.

**GigabitNow Service Provider:** The Board approved GigabitNow an exclusive basis to market to Glenwood customers. The exclusive marketing agreement provides that Gigabit will offer Glenwood residences two discounted fiber internet options:

- 350 Mbps symmetrical connection for \$50 a month with free standard installation; or
- 1 Gbps symmetrical connection for \$60 a month with free standard installation.

GigabitNow will also install and provide fiber internet service to the Association community's clubhouse and pool location for free.



Information has been put on Glenwood's website for residences to access GigabitNow's website and flyer.

**Glenwood Streets:** Asphalt replacement within Glenwood has been delayed until after fiber optic cable has been installed. The installation of the fiber optic cable requires a trench that will be dug along the side of Glenwood's streets which will be about 5 inches wide by 10 inches deep. Although the trench is covered immediately, the trench line is still noticeable. If you have driven around Fullerton, you may have noticed such trench lines. To prevent this type of permanent appearance within Glenwood, the board postponed having Glenwood's streets re-asphalted until after installation of the fiber optic cable. At this time, the Board anticipates that re-asphalting will occur in FY 2024.

**Flat Roofs Over Garages:** The proposal from Antis for replacement of the flat roofs has been reviewed by the Board at the May meeting. The proposal was tabled for further review. In addition, the Board has requested additional proposals from other vendors.

**Pool Mastic and Deck Coating:** The pool repairs were completed in May.

**Workout Room:** The Board is continuing its research into acquiring three new items of workout equipment for the clubhouse. The three equipment items under consideration are: treadmill, elliptical machine, and a recumbent bike.

**Glenwood's Earthquake Insurance and Special Assessment:** Renewal of Glenwood's earthquake insurance was challenging due to "historic inflation and skyrocketing natural disaster losses" (*Industry Paper Warns of the Hardest Property Market in a Generation*). Insurers either no longer provided earthquake coverage or significantly increased the premium cost.

After careful review and information provided by Glenwood's insurance agent, the Board approved the earthquake/flood proposal from AmRisc/Lloyds. The policy provides coverage of about \$28.6 million with a 20% deductible.

**Special Earthquake Assessment:** The FY 2023 budgeted earthquake estimates were insufficient to cover the significant earthquake insurance cost increase. To help cover the cost increase, the Board approved a special assessment of \$240 per unit. The special assessment will be included with your June billing. The special assessment must be paid no later than August 31, 2023. If you use auto-pay, please remember to update your payment information accordingly.

**Importance of Homeowner Unit Policies:** Homeowners should consider having an individual earthquake policy. Such a policy can assist you in paying



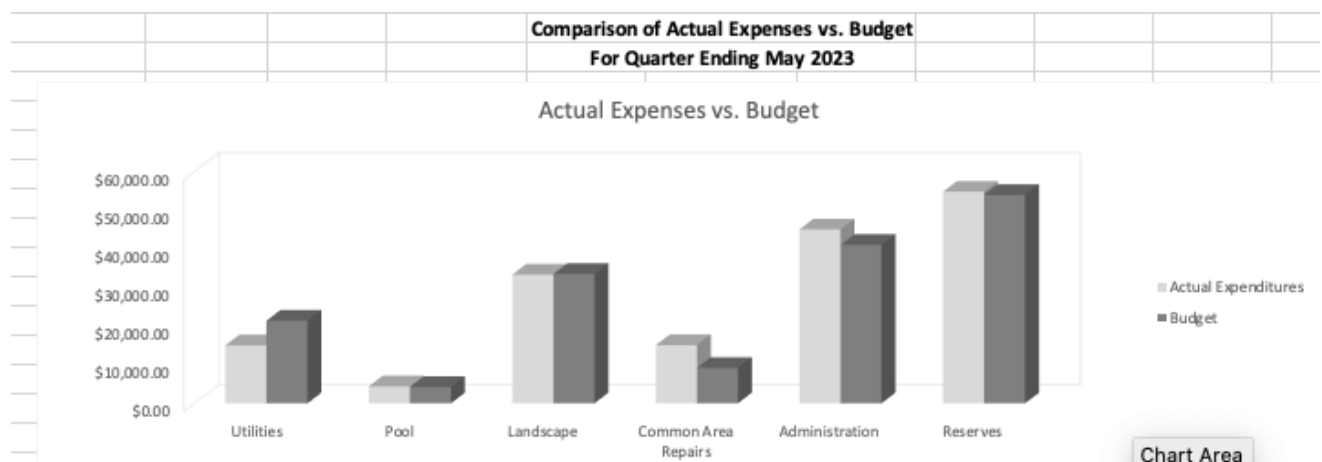
large assessments for high deductible Association policies in the event of a catastrophic loss. It is recommended homeowners talk to their insurance agents for advice.

**General Notice of Nomination Procedures:** The general notice of nomination procedures was mailed out to all homeowners in April. The general notice informed homeowners when and where election of board directors will occur; the deadline for submission of candidate nominations, the manner nominations can be submitted, the reasons for disqualification as a candidate, and board vote by acclamation to seat candidates if all conditions are met.

**Candidate Nomination Forms:** Candidate nomination forms were mailed in May to all homeowners. If you are interested in running for the Board fill out the form and return to mailing address provided on the form no later than June 30, 2023. If you have any questions, please contact Nancy Blasco.

**Vote by Acclamation:** Glenwood's election for directors will be held on September 26, 2023, at the Glenwood Clubhouse. There are two (2) board positions to be filled in September. The deadline for submitting candidate nominations is June 30, 2023. If at the close of the time-period for making nominations and there are the same number or fewer qualified candidates as there are board positions to be filled, then the Board of Directors may, after voting to do so, seat the qualified candidates by acclamation without homeowner balloting.

**Quarterly Financial Report:** The end of the second quarter shows expenditures are above budget estimates for quarter ending May 31, 2023. The Association has a deficit of \$2,880. Reserve expenditures reflect the Association's monthly funding of the reserves and reserve interest earned.





**Committee Volunteers:** If you are new to Glenwood, think about joining one of Glenwood's committees. It is a great way to get involved in your community. If interested, contact Nancy Blasco.

**General Notice Postings:** Glenwood Association has an internet website for distributing information on association business to its members. Glenwood posts its general notices to its website at [www.myhoa.com/glenwood](http://www.myhoa.com/glenwood). If you wish to receive general notices by individual delivery, such as first-class mail or email please contact Nancy Blasco.



**NOTICES OF PESTICIDE APPLICATION: LANDSCAPE MAINTENANCE – VILLA PARK:** To help control weeds within common areas, Villa Park uses Fusilade II and Glyphosate/Roundup as needed. Villa Park performs weekly landscape services on Wednesday and Friday in Glenwood common areas.

**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 92632  
(Street Address) (City) (Zip)

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

Wed. & /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: 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 & on 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: Fusulade 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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