

**Murano Homeowners Association**  
**Board of Directors Open Meeting Minutes**  
**Friday, March 19, 2021 @ 10:00 a.m.**  
**Call 1-669-900-6833 ID: 273 834-9570**

Location: Via Zoom Conference call due to the COVID-19 pandemic – Section 8 of directive 003, businesses such as community association management companies may continue operations provided they are not open to the general public and they implement appropriate social distancing safeguards

**Board Members:**

Ron Matsunaga	President	Present
Margaret Ito	Secretary/Treasurer	Present
Ryan Lucey	Director	Present on and off

**Management:** Colleen McGuire, Community Manager

Call to Order & Establishment of Quorum – Management called the meeting to order at 10:02. Quorum was established with ( 2 ) Board members present via zoom. 7339 Lagoon Blue joined for the open meeting.

**Approval of Minutes –**

- December 11, 2020 – Ron Matsunaga motioned to approve. Margaret Ito 2<sup>nd</sup>

Homeowner Forum - Include Don Hubbard on the quarterly zoom invitation.

**Review of the Financial Report -**

- November & December 2020-January & February 2021 –Margaret Ito motioned to approve. Ron Matsunaga 2<sup>nd</sup>. All in favor. Don Hubbard would like to have the Financial sent to him. He also inquired about the Accounts receivable – Allowance for Doubtful Accounts. Management informed Mr. Hubbard the Board has gone to great lengths to try and reduce this number with the fine accounts.

**Old Business**

- Discussion of Vendor Performance- P&G Association Management- This item stays on the agenda until Ryan Lucey turns in his performance document. Board may remove from the agenda if they so choose. Ron Matsunaga would like Ryan Lucey to return his performance report on P&G.
- Landcraft Landscape- tabled until April of 2021-for time to review (performance)- Board will start the process for Landcraft’s performance. Management to send videos of common areas and Trees. Ron Matsunaga hopes to come out to Las Vegas in July.
- Discussion and Consideration of replacing dead/missing plants in common areas-tabled until April

**New Business**

- Discussion and Consideration of the Tree trimming bids:  
Landcraft \$16,005.00  
J&G Landscaping – \$ 3,450.00  
Par 3 Landscape – \$ 12,890.00  
Ron Matsunaga motioned to table until viewing the videos and digesting the amounts provided by management. Margaret Ito 2<sup>nd</sup>.  
Don Hubbard states he does not think an Arborist is needed for tree trimming in the community.

- Discussion and Consideration of installing Rumble strips – Management to find out whether rumble strips are permanent or mobile. Also contact Clark County to see if they are accepted. Margaret Ito motioned to table. Ron Matsunaga 2<sup>nd</sup>.

Homeowner Forum – None

Schedule Next Meeting- June 25, 2021 -Pending

Adjourn - Margaret Ito motioned to adjourn at 10:45. Ron Matsunaga 2<sup>nd</sup>. All in favor

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Accepted

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Date