

Meeting Minutes – May 16, 2011

Homeowners Forum – No homeowners present.

Call to Order – 6:37pm

Members Present – Tim, Doug, Joy, Marianna (Quorum established)

Approve Minutes of Previous Meeting – April's meeting minutes reviewed and approved.

Treasurer's Report – Financials reviewed. Motion passed to waive late fees for month of May (allowing for transitional adjustment of homeowners to new management company). Motion passed to refer all new assessment collection issues to Condominium Law Group. Existing collections currently being handled by Ron Housh will remain with them. April financials approved unanimously.

Committee Reports –

Landscaping committee: No committee report to be presented at this time.

Parking committee: No committee report to be presented at this time.

Property Manager's Report/Old Business –

- Bid requested for roof and gutters, pool, deck and sidewalk. Presented to Board.
- Burned out light bulbs reported in several buildings. Clean Sweep notified, and will change bulbs as needed within accessibility. Out of reach bulbs to be replaced by Fuller Electric.
- Intercom & buzzer not letting people in to bldgs. Outlets to be replaced by Fuller Electric.
- C201 reported rodents in his garage. AAA Pest sent to eradicate. (Orkin is pest company of record, but not known to Bell Anderson at time of issue being reported)
- Water leak reported at Clubhouse. The Plumbing Shop sent out to find the leak. (In process)
- C201 reported water leak from lv rm window. Work order issues and completed by Jim Putnam of Under Reconstruction.
- Account items collections being monitored.

New Business –

- Board to issue letter of request for funds transfer from Umpqua Bank.
- Board extensively reviewed bid (including photos submitted via email) for pressure washing of roof, gutters, pool, deck and sidewalk. Board voted unanimously to approve bid from David's Roof Cleaning & Repair LLC.

Adjournment – 8:00 pm