

Meadow Wood Condominiums Owners Association
Meeting Minutes
May 9, 2016

Joel Burchfiel – Secretary
Gary Walsh – Treasurer
Carol Janowski – Chairman

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Called to order at 5:32pm

Attendees:

Becky Lee #45
Tammy Anderson #81
Tom Gunderson #31
Jim Robinson #5
Steven Powers #49
Judy Frazier #11
Pauline Ruder #13
Seldom #48
Pam Moore #58/66
Jamy Gilinsky #43

Minutes from 4/25 were read. Annual meeting voting results need to be added to these minutes. Carol made a motion to approve minutes with corrections. Gary seconded the motion, motion carried.

Treasurer's Report:

As of 5/9:

Operating: 1047.67

Reserve: 79738.46

Construction Defect: 10201.66

As of 4/30:

Operating: 1397.67

Reserve: 79738.46

Construction Defect: 10201.66

Gary and Carol reminded owners that without dues there is no money for repairs and other needs. Please pay the dues on time!

Joel made a motion to accept the treasurer's report. Carol seconded the motion. Motion carried.

QPM Report:

Robert discussed options for lighting in certain parking lot areas that have been prone to vehicle break-ins.

Leak detection company will be out Friday to determine if there is a leak causing the increased water consumption. Unit #s mentioned in previous minutes.

Robert quoted pressure washing at \$25/hr., and thought it would take 4-5 hours to wash the garages. QPM would also do trim paint after the pressure washing.

The gate is ready to be fabricated for the pool and should come in under \$1000.

Oasis Pools will need three days to the repair. The board is debating on whether to open the pool, then drain when the repairs are scheduled, or wait until after the repair to open the pool.

Gutter cleaning is being schedule and will be done in the near future.

Old Business:

#60 window and possibly #61 will be replaced on 5/16.

There was a miscommunication with the bank on the line of credit. They offered the board a term loan instead. They are reworking the paperwork and we don't foresee any further issues.

The board is exploring the option of using the back gate key to open the dumpster instead of the combo lock.

Litigation is set for June 14th for the suit against NFPM.

The board is still shopping for a new insurance carrier. The current carrier will not reconsider us.

Meeting went into executive session @ 6:50pm

Next meeting will be held on 6/13/16 @ 530pm in the clubhouse.