

Meadow Wood Condominiums Owners Association
Meeting Minutes
August 8, 2016

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

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Called to order at 5:30pm

Attendees:

Molly Boyle #36
Tammy Anderson #81
Robin Stroh #35
Dan Jones #76
Bo Bolton #7
Shirley Sammis #55
Grant & Valda Newton #62
Tom Gunderson #31
Marc Smith #10
Judy Frazier #11
Pauline Ruder #13
Pam Moore #58/66
Owner #54

Minutes from 7/11 and special meetings on 7/25 and 7/26 were read. Carol made a motion to approve these minutes as is. Gary seconded the motion, motion carried.

Treasurer's Report:

As of 7/31:

QPM – MW: \$100
QPM – Trust: \$5483.33
Operating: \$880.04
Reserve: \$76747.48
Construction Defect: \$9689.04

As of 8/8:

Same as 7/31

Entire balance of QPM – trust account will be transferred to the QPM – MW account. \$100 was initially transferred to open the account.

The board was able to determine that MW had been double billed for the sewer costs this year. We now have a credit over approx. 6K on the account.

Three owners are in the process of being sent to collections.

Reserve money is being transferred to Alliance Bank as part of the loan agreement. 40K will be transferred initially, then the remainder.

QPM Report:

Terra Firma will be coming to the property to bid the sidewalk repairs.

Old Business:

The complaint made against the owner in the 7/11 minutes was revisited and tabled for the time being.

Hoag roofing had to build a temporary railing on one of the condos as the owner didn't comply with the contractor/board's demands. The owner will be charged for the additional costs.

Sanctions have been filed against New Foundations PM.

The board would like to remind owners to get the dryer vents cleaned.

New Business:

For catastrophes/after-hours emergencies, owners should call QPM. The answering service will pick up and dispatch the appropriate person to handle the situation.

Owners of units 58, 66, 10, and 11 asked for permission to paint the concrete patio on their units. The paint color would similar to that of bare concrete. Gary made a motion to approve the requests. Carol seconded the motion, motion carried.

The board mentioned that one of the residents at MW had been seriously injured in a fall. A gofundme account has been set up to help with health care costs for the family. If any owner would like to donate, information can be found at gofundme.com/prayforzay.

Marc Smith donated a US flag to hang on the flagpole. He will go get the rope and pulley and the board will reimburse him.

The first two decks will hopefully be done this week!

Meeting adjourned at 6:37pm

Next meeting will be held on 8/8/16 @ 530pm in the clubhouse.

Meeting adjourned at 7:12pm