

Board Meeting 9/21/19 10:00am
Annual Meeting 9/21/19 10:30am

Board Present: Uttam, June, Amy, David (not present Kate, Brian)
Owners Present: Dale (106 Essex Unit 1)

Painting:

- Painting has been done above all entry doors and garage doors to cover rust
- Painting also needs to be done above windows to cover rust- will address in the spring
- Painting needs to be done on columns and back patio doors- will address in the spring

Repairs:

- 2 more decks will be repaired in the next few weeks.

Landscaping

- Evans will re-seeding and replant bushes/plants as soon as weather cools off a bit
- Need to get bids for Snow Removal for upcoming season. Amy will follow up with Prairieview and Evans.
- June will look at rock area at Jonathan Harmon condo and address repairs with Evans
- Need to have Macedo address repairing loose brick landscaping pavers at 106 Essex #6.

Window Wells:

- Decision made to cleaned annually rather than purchase grates/covers.

Garage Totes/Stickers

- New System is working very well. June will continue to get a list to Amy of totes that are left out so fines (\$25) can be applied.
- 1st Fines being assessed with Oct 1 quarterly invoices

Exterior Lighting/Fixtures:

- Decision made to clean and paint exterior light fixtures- to address in Spring
- June will make a list of fixtures that are staying on all day or out at night. Will need to replace photo cells/bulbs on these.

Black truck:

- Tenant has moved out. One final notice will be sent. Will tow end of week if not moved.

Meter Room KeyPads:

- June will order a new keybox for one meter room- to be reimbursed by the association.
- June will also turn heaters on in all meter rooms when necessary.

Ongoing Renter issues:

- Dog enclosure/fence, no leash, only picking up poop once a week.

Financial:

- Amy will look into options for the reserve account? Interest bearing, CD's, etc.

Annual Meeting:

- Present: Amy Rohrer, David Lin, Vijay Borgaonkar, Uttam Roy, Teresa Morgan, Dale Hanson, Jonathan Harmon, Sarah Zehr, June Hansen, Dmitriy Voznyuk
- New 2 year term (10/1/19 – 9/30/21) board members were elected and voted as approved:
 - President: Kate Hewardine
 - Vice President: Teresa Morgan
 - Secretary: Jonathan Harmon
 - Treasurer: June Hansen
 - Member: Uttam Roy
- Amy will update any material/website with new board members
- Financial Statement passed out and reviewed
- General Reminders (quiet hrs, smoking, parking, grills, owner responsibilities, signs, etc)
- Discussion on secondary lending market. Investor vs. Owner Occupied
- Continued Discuss about items above from board meeting
- Vijay has agreed to look at website for improvements. Will work with Amy.
- Member concerns
 - Compact Car Parking areas- need to send reminder. Larger vehicles blocking driveways
 - Painting columns, above windows & patio doors

Next Meeting:

- Next Meeting with New Board Members is set for Monday 10/21 6:00pm at Harvest Market