

Oct 17, 2018 Board Minutes

Steve called the meeting to order at 730p. Roll was called and everyone is here except Mark Timbrook. He is ill.

Steve.... mentioned that Mary Morrison passed away 3 weeks ago, after a battle with cancer. She was a long standing resident. Her unit I on the market and sold immediately.

There are people in the complex taking pictures for proposals, for landscaping and siding.

Since parking has become such an issue with numerous complaints about parked cars, we will now have parking permits. The board is still working on the the distribution, and how to handle extra cars and long term visitors. There will be 2 permits per unit as our rules limit units to 2 cars. There is limited parking.

There will be no addresses on the permits just RHS.

We will also be towing cars parked illegally.

Please remember we have walkers and children....be aware and drive slowly the speed limit is 10 miles per hour. We will all get to our destination!

FOOD...please do not feed the birds and squirrels!!! We have found plates for the critters and this brings many unwanted critters.

Kathi.... units are selling fast and high prices....in a day or 2.

She has been bombarded with violations, from parking issues, a letter was sent to the daycare as they have been using our parking lots.

Clothesline in patios must be below the fence (not to be seen).

Fire hydrants were inspected and working.

Pest control is on property setting bait stations...don't touch them. They will be on St James, ST Albans, Moravian, the back pool. They are RAT traps. Yes we have a problem as does all the surrounding areas.

Hence the reason for not leaving food out, no compost piles, dog waste, fruits etc.

work orders are many and various.....landscape, fence gates, brick repair, siding, stoop, gutters and lights.

Pam....an operations meeting will be November 8th 7p, Wine tasting on October 27th, Christmas party on Sunday December 2nd.

Becky....remember to undo your hoses as the bibbs can freeze and break. There will be tidying up around the pools and entrances...we are always looking for volunteers to help.

Steve.... block watch is looking for a captain!

The board is working on quotes for new vinyl siding...then we will have meetings for everyone to come and see a presentation on the siding...there will be a question and answer time as well. We will have a loan to finance this project. There will be NO assessment and condo fees will not be raised this year. The collateral will be our reserves and our monthly fees. We have very strong financials and excellent credit.

The loan will be paid back by the monies it takes to maintain the current wood. We must have 75 percent of the owners approval.

Respectfully submitted

Pamela Kilgus