

Kevin Hayutin

From: laina weiler [lainaweiler@yahoo.com]
Sent: Monday, December 19, 2005 12:36 PM
To: kevin@weststarmanagement.com; lainaweiler@yahoo.com; Grace Holcomb
Subject: 925 E 8th Ave Report

December 2005 HOA Meeting

6:07 Meeting called to order.

9 Units showed with one proxy Total 10

Sate of Association:

Fixed boiler-Boiler is working @ full capacity. We can't turn up any more b/c at full tilt. Windows and basebaords loose heat and individual needs to take care of that. Individual has two option A). Change windows B). Cost out Baseboards C). Windows in main areas be replaced D). Tint windows (Liz will check on)

Melissa stepped down

Marty, Lisa and Laina staying on the board

Budget

Reserve is at \$23,000.00

Checking @ \$15,900.00

Delinquency@ \$ 7,000.00

This is the budget- We need to have 16 owners to reject it and only have 9

Dues change January 1, 2006- No special assessments

Antenna we are getting \$100/month and need to make 1st phone call to them about noise on roof.

Discussion of snow plow-Call Kevin if sidewalks aren't done. Remember needs to be more than 2 inches for snow plow to come.

Grace-Appearance, the building may need a new look to help increase property values, b/c 12% decrease for units in building. brainstormed ideas

Get bid on replacing windows for back hall and laundry windows.

Liz and Lisa will set up meeting with decorator to get some ideas.

JBK to do landscaping or at least get some ideas for curb appeal

Laina requested more meetings

Next Meeting

Windows: Marty is sending names for more replacements to his window man.

\$50.00 move in/out fee.

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