

**APPLETREE CONDOMINIUM ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
**SEPTEMBER 21, 2010**  
**MINUTES**

**PRESENT:** Kathy Remondini, Bill Lee and Vikki Farrow

**CALL TO ORDER:**

The Board of Directors meeting was called to order at 6:37 p.m. A quorum was established.

**APPROVAL OF MINUTES:**

It was moved by Kathy Remondini and seconded by Vikki Farrow to approve the August 17, 2010 meeting minutes as presented. Motion carried unanimously.

**REVIEW OF FINANCIALS:**

Nikki Kreger reviewed the financials with the Board as well as the current delinquencies.

**OLD BUSINESS:**

Review of Rules & Regs:

Tabled for another meeting.

**NEW BUSINESS:**

Update on ongoing projects:

Nikki reviewed with the Board the status of several projects going on in the community. Kathy stated that she is going to have Andy Brown submit a bid for concrete repairs around the property so it can be added to the list.

Future projects:

Crawlspace Issues:

The Board will begin to look into structural concerns that were brought up at prior annual meetings in the crawlspace areas.

Railings:

The Board will have Stefano provide a bid to add railings to all concrete stair areas that don't currently have railings, including those that are just two steps. For those that already have railings, Stefano will be asked to make sure they are secure, etc. and don't need to be replaced.

Fencing:

The Board will get bids to re-do the fence on the East side of the property as well as installing a new higher more secure fence around the pool.

Security Patrols:

The Board asked Nikki to get pricing for security patrols of the grounds and parking lots. There has been recent vandalism to cars in the area and there seems to be a lot of people wandering around the complex that don't seem to belong. Nikki will get pricing for patrols on Friday & Saturday nights as well as one random weekday from

10pm to 5am for two months. The price will be emailed to the board so a decision can be made prior to the next meeting.

**Planter Issue:**

The Board directed Nikki to have a planter that was recently installed on top of the patio wall on G-4 removed and re-located. The Board stated that the planter makes it difficult for the residents of that unit to use their patio as an escape route in case of an emergency. Also the location of the planter was not discussed with the entire Board prior to its installation.

It was moved by Kathy Remondini and seconded by Bill Lee that all projects involving construction, beautification or improvement must be presented to the Board and must have a majority vote in favor before the project can proceed. Motion carried unanimously.

**ADJOURNMENT:**

There being no other business to come before the Board, the meeting was adjourned at 7:47 p.m.