

**CHEESMAN TOWER WEST
BOARD MEETING MINUTES
October 18, 2012**

Presiding: Denise Wood, President

Board members present: Elspeth MacHattie, Vice President
Barbara Creek, Treasurer
Doug Beekman, Secretary
Donna Bryant, Member at Large
Hall Skeen, Member at Large

Weststar Management present: Scott Dube

CTW staff present: none

Open Forum: The owner of unit 802 inquired about FHA certification (see Old Business). The resident also inquired about posting and distribution of political information (see New Business).

An owner of unit 1206 expressed appreciation to the Board and Weststar for management of the recent personnel issue.

Denise Wood called the meeting to order at 6:45 p.m.

REVIEW AND APPROVAL OF BOARD MEETING MINUTES

MOTION. A motion was made, seconded, and unanimously passed to approve the minutes of the September 20, 2012 meeting as written..

REVIEW AND APPROVAL OF FINANCIAL STATEMENTS

MOTION. A motion was made, seconded, and unanimously passed to approve the September 2012 financial statements.

REVIEW OF DELINQUENCY STATEMENT

Current delinquencies were discussed.

MISCELLANEOUS STATUS REPORTS

Ray's pending items list.

Building maintenance checklists.

CTW project maintenance calendar.

Ray's comp time.

Call/office visit log.

Parking lot page.

Notes to future boards. Sections regarding entry code and steam generator histories need to be updated to reflect recent activities.

Vendor contracts.

OLD BUSINESS

Landscaping. The waterproofing portion of the project has been completed, landscaping to follow.

FHA Certification. An updated application has been submitted. We're waiting on a response.

New Building Supervisor. Kevin and Jeremy identified and returned tools belonging to the previous supervisor.

Pool House Windows. The new windows are scheduled to arrive on 19 October. A bid will be requested for servicing the sliding doors in the pool room.

Insurance. A resident with insurance experience has volunteered to begin searching for a new insurance agent/agency.

Signage. The new emergency exit signs by the elevators are difficult to read due to their transparency and the pale wall colors behind the signs. The Board is considering applying some surface treatment to the back side of the signs to improve their legibility.

NEW BUSINESS

Rules Violations & Political Signs. The Board will seek clarification regarding advice from legal counsel about enforcement of HOA rules. The Board decided that it would be acceptable to post general, non-partisan political notices on the bulletin boards.

Painting Schedule. The Board decided to defer consideration of external painting until Spring 2013. Kevin and Ray will walk the building to identify areas that require painting.

Christmas Party. The Board scheduled the Christmas party for 2 Dec 2012.

CORRESPONDENCE

BIDS AND PROPOSALS

The Board has received a proposal from Economy AC&H to replace the “AHU” pump for the hallways. A clarification regarding the nature of the problem was requested prior to the Board approving the bid.

ADJOURNMENT

The meeting adjourned at 8:25 p.m.

Respectfully submitted,

Doug Beekman,
Secretary