

**CHEESMAN TOWER WEST
BOARD MEETING MINUTES
November 15, 2012**

Presiding: Elspeth MacHattie, Vice President

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

Weststar Management present: Kevin Hayutin

CTW staff present: none

Open Forum: The owner of unit 805 expressed a preference for 9:00-6:00 office hours.

The owner of unit 802 expressed appreciation to the Board for permitting the posting of political information. The owner also inquired about the possibility of selling wine on the premises as part of a fund raiser. The Board will consider the request.

Elspeth MacHattie 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 October 18, 2012 meeting as written..

REVIEW AND APPROVAL OF FINANCIAL STATEMENTS

MOTION. A motion was made, seconded, and unanimously passed to approve the October 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.
Vendor contracts.

OLD BUSINESS

Landscaping. The contractor had a fire in his office which delayed the start of the project. Not all of the plants specified by the landscape architect are available, and the contractor inquired about possible substitutions. The landscape architect will be consulted.

FHA Certification. FHA certification was denied due to insufficient funds budgeted for transfer to reserves. FHA certification will be possible only by raising homeowner dues, a topic to be brought up at the annual meeting.

Signage. The HOA is waiting for the installers to offer suggestions for improving the legibility of the new emergency signs by the elevators.

New Rules. The Board discussed the wording of two proposed rule changes.

Holiday Party. Food for the party was discussed.

Maintenance Job Description. The Board and Weststar will review the job description for the Maintenance Superintendent in 5-6 months.

NEW BUSINESS

Cheesman Park President's Council. The council held their quarterly meeting in October in the CTW community room. It was determined to be unlikely that any insurance group discounts could be realized.

Annual Meeting. The Board selected 24 Jan 2013 as the date for the annual meeting.

CORRESPONDENCE

A homeowner's car was damaged due to water damage. Management will communicate to the homeowner that the HOA is not responsible for damage to the automobile.

BIDS AND PROPOSALS

The Board declined to consider a proposal from CRI for additional work on the 12th St. garage ramp.

ADJOURNMENT

The meeting adjourned at 8:55 p.m.

Respectfully submitted,

Doug Beekman,
Secretary