

Towers at Cheesman Park Condominium Association, Inc.

A NON-PROFIT CORPORATION

BOARD OF DIRECTOR'S MEETING

Monday, August 27, 2012 - 7 PM

MINUTES

A. Call to Order

The meeting was called to order at 7:05 PM by the Board President.

Board Members Present: Greg Eisler, Peter Boes and Christian Alavi.

Board Members Absent: Mindy Marks and Jeff Stanley.

Also Present: Cindy Sack, 807; Kathleen O'Brien, 702; Michael Laessie, 604; Barbara Perzanowski, 203; Ken Miller, 1007; Courtney Smalley, 206; Anna Engen; 607; Carol Fausak, 701; Stephen Dexter, 204; Myron & Lydia Swize, 506; Paul & Charlene Sloan, 905; Daniel Cannard, 1106 & Chris Ricketts, CMCA®, Association Manager.

B. On-Site Manager's Report

The lobby remodel is in progress. Some lights and ballasts in the garage have been replaced. The bike rack has been placed outside, ready for use. The garbage disposer in the Clubroom broke. The south side fencing that fell down and was repaired but now needs to be replaced, the wood is now too old to make more repairs. Manager will obtain 3 estimates for replacement of fencing. The trash in the 14th Avenue bushes has been cleaned out. The laundry room should be repainted. The laundry company has asked for an increase, 25 cents per load. The second bedroom window washing was done on schedule.

C. Homeowners Forum

Access control devices were discussed. A straw poll of those present showed that 17 were in favor of only having codes and 5 present preferred using fobs. There is a regular key slot to open the door with the common area key if one forgets their code.

D. Financial Report

The operations account started the month of July with \$54,812.88 and ended with \$58,465.13. The reserve account started with \$205,473.98 and ended with \$208,449.95.

E. Old Business

1. The HB 1237 required change to Association Policy was drafted by the Association's attorney. This was put over to the next board meeting in September.
2. Vacant Board Seat
 - a. The board can be 3 to 7 members. For a 7 member board, there are currently two vacant seats.

- b. Cindy Sack, Unit 807, expressed her willingness to fill the vacant seat. Peter Boes moved to appoint Cindy Sack to a vacant seat on the Board of Directors with a term that expires in 2014. Christian Alavi second. The motion carried.

F. Adjournment

Peter Boes moved to adjourn this meeting to an Executive Session to review delinquencies. Christian Alavi second. The meeting was adjourned at 8:08 PM to an Executive Session.

Approved: September 24, 2012