



HOMEOWNERS ASSOCIATION FEBRUARY MEETING (8/7/2013)

Attendees: Mike McKisson (President), Megan Meermans, John Napoli, Jeremy Parnacher (Secretary), Kimberly Berkey, Allan Wilson, Rick Beohm

Call to order: Meeting was called to order at 7:05pm by Mike. Quorum is met.

Financials (John Napoli):

- #205 is delinquent in paying their HOA dues. John is working with the owner to get this resolved.
- #1201 is taking financial responsibility for the incident that occurred in June.
- FHA paperwork was submitted on 8/5. John worked with Hindman-Sanchez to complete this paperwork.
- FHA guidelines/requirements seem to be getting tougher. Some HOAs are opting out (this was a general statement with no data to support it.)

Building Update:

- Roof repair may be necessary due to the removal of the water cooler.
- Water usage is still pretty high. John adjusted the budget with the hope that the new cooling system would solve the issue – as of this meeting – no difference has been noted. Agreed to see if another month of the new cooling system in place would make a difference in water usage.
- Will look into transitioning landscaping as something Weststar could manage coupled with light maintenance work.
- Renter Capacity amendment passed. Board needs to work on how to execute the amendment via rules and regulations.
- Strategy to have Ricardo/Westar take over “management” of renters.
- Strategy to have Ricardo/Westar take meeting notes and manage the website.
- Will look at securing a new vendor for pool maintenance.

Forum & Discussion

- Effective immediately - Mike is stepping down as President.
- Allan Wilson nominated as President-Interim: Kim moved to “Elect Allan as Interim President”. Jeremy seconded the motion. The motion unanimously passed.
- Allan to work with Jeremy in transitioning duties to him as President.
- Cooling Tower: Allan Wilson agreed to be the Project Manager. Adam will make a phone call to US Engineering to solidify the quotes. Allan will take this information and do a SWOT analysis. This will be given to the board via email and a vote on how to pursue this project will take place.

Next Meeting: TBD

Adjournment: Meeting was adjourned at 8:00pm by Mike McKisson.

Minutes Submitted By: Jeremy Parnacher