

Grandview Villas HOA Board Meeting Minutes

Tuesday January 26, 2016

Call to order: Meeting was called order by conference call at 6:05 pm.

Attendees: Ken Martinez, President, Jay Meyer, Vice-President, Marianne Condon. Treasurer, Sharon Kissell, Secretary. Board Members: Dawn Dobson, Jerry Wexler

Committee members: Valerie Busch, Cynthia Martinez

Members Not in Attendance: Phyllis Schierioth

Guests: Jan Bruton, Debbie Curd(Comcast)

Review and Approval of Prior Meeting November 21,2015: Minutes were approved as written

Finance:

Ken reported that Bob Lagana has resigned as Treasurer. Marianne will continue as Treasurer until their condo sells. There is not a transition plan in place to fill the position at this time.

Marianne is having problems getting information from the bookkeeping company. She says she is not getting e-mails from them.

Ken went over the December Balance Sheet. Global Assets has finally paid their back dues and taxes. The building maintenance increase is due to the staining of the buildings this past summer. Snow removal has increased because of our request that sidewalks be shoveled.

Current and Pending Sales:

Ken reported that 2-314 has been sold to Chris and Marsha Weaver. 1-212 Bob Lagana and Marianne Condon's sale is pending. Lance Perrin 3-206 is going to be sold as he is moving.

Committee Reports:

Architectural: Jay said there is nothing to report.

Property Maintenance: Cynthia reported that there has been an inspection of the attics and some of the splice wires to the gutters were loose for the hot edge and these are being fixed.

Dirt works gave an estimate for cleaning off the other roofs of \$700.00 for one to two hours as they need to bring in a boom to do this. The Board decided this was not cost effective to do.

The snow plows have taken off the extensions on the downspouts. These will be replaced in the Spring.

Property Management:

Jay has spoken with Allegiant Management again. He proposed an increase in our dues by \$35.00 per month. This increase will get some help from the company. A long discussion was held. Jay will send out a survey to the members of the Board to see what everyone would like a management company to do. Sharon made a motion to table any further discussion on this subject until the survey is completed and Jay will bring the results back to the Board at the next meeting. Dawn seconded this motion and the motion was carried.

Old Business:

The car that has been parked by the dumpster is not an abandoned car. It belongs to a resident that has been on vacation. The other car has been towed.

Jay has sent a letter to Ken regarding the concerns of a resident. Ken will send it out. A discussion was held regarding the sign on the dumpster regarding no dumping. Jan will get a new sign proposal on a sign that also includes the wording "under surveillance". She will bring to the Board next month for approval.

New Business:

Debbie Curd from Comcast was introduced. She had asked to speak to the Board regarding a proposal to have the entire complex sign up for Comcast. The entire complex has been updated with wiring at no cost. She stated that everyone would need to sign up and there would be cost benefits to everyone. Discounts on cable and internet, no equipment fees, no service fees, all outdated equipment would be replaced at no charge. This would be a 5 year contract.

A discussion was held and the Board decided not to act on this proposal.

A proposal was made to look into lock boxes on all doors for access for repairs and maintenance to units. This was tabled and will be brought to the Association annual meeting by Valerie.

The next meeting was set for February 23, 2016 at 6:00pm.

The Meeting was adjourned at 7:47.

Respectfully Submitted

Sharon Kissell. Secretary

