

Campus Walk Homeowners Association

Board of Directors Meeting MINUTES

Date: Thursday, November 14, 2019
Time: 6:00 p.m.
Location: Study Lounge – 931 N. Euclid

CALL TO ORDER

- Meeting was called to order at 6:03 p.m. by President, Suzette Avetian.

ROLL CALL

Board Present: Suzette Avetian, President
Carol Cheng, Treasurer
Jennifer Lynch, Secretary

Board Absent /
Excused: Cynthia Haines, Vice President
Meg Cox, Member at Large

Management Representative /
Minute Taker: Debbie Tolton, Cadden Community Management

QUORUM (3 Directors) –

- Quorum was present to conduct meeting.

HOMEOWNER INPUT:

- None Presented.

APPROVAL OF MEETING MINUTES

- **MOTION:** To approve minutes from the October 12, 2019 Board of Directors meeting. Motion was seconded and passed unanimously.

REPORTS

- Treasurer Report – Carol Cheng

Financial Report for the period ending October 2019:

- Bank Balance \$39,822
- Operating Balance (petty cash-on-site) \$100
- Reserve Balance – Alliance Bank \$142,280
- Reserve Balance – Mutual of Omaha \$129,263
- CD – Mutual of Omaha (15m) Matures 9/20/20 \$129,004
- CD – National Cooperative Bank (12m) Matures 4/28/20 \$128,681

- Delinquent Assessments \$1,294
- **MOTION:** To approve the financial reports for October 2019 as submitted. Motion was seconded and passed unanimously.
- Manager confirmed that due to billing cycles – two cable/internet Cox bills were paid in October. There will not be a payment reflected in November.
 - Reviewed GL#4305 – General Maintenance expenses – 2019 YTD
 - Reviewed breakdown on reimbursement expenses / ACE hardware charges.
- Manager Report was accepted as presented.
 - Manager to get pricing for comparable pressure washers to replace existing one for the Board to review.
 - Discussed exterior lighting (time change) - Manager to get quote on installing sensors to replace current timers for the Board to review.

OLD BUSINESS

- **MOTION:** to approve 2020 proposed Budget reflecting 2% increase (\$285.00). Motion was seconded and passed unanimously.

NEW BUSINESS

- **MOTION:** to deny request from unit 134 for reimbursement on electricity used by fans from Restoration Company when drying unit. Motion was seconded and passed unanimously.
- CCM Board Training - yes Board is interested. Will select date in 2020.
 - Ms. Haines as expressed interest in taking break from participating on the Board. Manager will contact owners if interested in filling the 1yr position.

NEXT MEETING

- The next meeting is scheduled for **Thursday, December 12, 2019**

ADJOURNMENT

- **MOTION:** to adjourn meeting was made at 6:59 p.m.

EXECUTIVE SESSION FOLLOWED.

Upon a motion made, as permitted by law (A.R.S. 33-1804(C) for planned communities for the following reason(s): personal health or financial information of an owner/member, employee, etc.