

**CAMPUS WALK HOMEOWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING
MINUTES**

DATE: February 15, 2011
TIME: 5:00 p.m.
PLACE: Study Lounge

CALL TO ORDER:

The Meeting was called to order at 5:05 p.m..

ROLL CALL:

Jeremy Moselle - President	Donna Catalano– Vice President
Cynthia Haines – Secretary	Daniel Bloss - Treasurer
Larry Grove – Member at Large	
Management	
Representative:	Debbie Tolton

QUORUM: (3)

A quorum must be present to conduct a lawful meeting. A quorum was met with five directors present.

APPROVAL OF MINUTES OF LAST MEETING:

- A **MOTION** was made to approve the Minutes of the regular Board Meeting of January 18, 2011. Motion was seconded. Motion passed with 3 ayes. Ms. Haines abstained from voting due to not attending the meeting.

TREASURER'S REPORT – Mr. Bloss :

January Financials:

Operating (US Bank)	\$ 4,244.92
Petty cash	\$ 100.00
Reserve (US Bank)	\$110,749.93
Delinquent Fees	\$ 27,041.23
Prepaid Fees	\$ 10,695.89
Unpaid Bills	\$ -0-

- A **MOTION** was made to accept the Treasurer's Report for the period ending January 31, 2011. Motion was seconded. Motion passed unanimously.

RATIFICATION OF EXPENDITURES UNDERTAKEN ON BEHALF OF HOA:

- A **MOTION** was made to ratify the expenditures of \$303.93 paid by Cadden Management on behalf of the HOA in February 2011. Motion was seconded. Motion passed unanimously.

MANAGER'S REPORT:

The Board of Directors reviewed the written report of Manager's action items.

- Board requested management to look into options available to alleviate current problem with overflowing garbage.
- Management looking into decreasing the number of pickups to two on the larger container and increasing the number of pickups to 4 for the smaller container.
- A **MOTION** was made to close the HOA office for rodeo day, Friday February 25 instead of President's Day, Monday, February 21, 2011. Motion was seconded. Motion passed unanimously.

ITEMS AS WARRANTED:

The Board of Directors reviewed:

- Mrs. Catalano reported on static cling Parking Permits. Found site which will produce logo. Board will table until June when new permits are scheduled to be ordered.
- Date to be determined for Mrs. Catalano and Mr. Bloss to meet with Finance manager to train on Financials and answer questions.
- Mr. Bloss reviewed the water and gas usage for 2010. Concerned with consumption. Requested following:
 - Blue Stake to identify main water lines and gas lines and evaluate condition of pipes
 - Document location of water lines the City becomes responsible for maintaining
 - Management to research process of determining the above items
 - Request Mr. Price of Cadden to review water and gas figures and assess consumption levels.
- Mrs. Catalano reported that her husband, Vincent Catalano, who is an architect, reviewed the blue prints of the project. He determined that the hiring of a Structural Engineer was not necessary. What is needed is a good roofer.
- Mr. Bloss expressed concern after reviewing security reports from October of: 1) Gates malfunctioning; 2) fire extinguishers disappearing; 3) Parties

NEXT MEETING DATE:

The next Board meeting is scheduled for March 16, 2011 at 5:00 p.m..

ADJOURNMENT:

- A **MOTION** was made to adjourn the regular business meeting at 6:08 p.m..