

Campus Walk Homeowners Association

Board of Directors Meeting MINUTES

Date: Thursday, August 9, 2018
Time: 6:00 p.m.
Location: Study Lounge – 931 N. Euclid

CALL TO ORDER

Meeting was called to order at 6:36 p.m. by President, Mike Cannon.

ROLL CALL

Board Present: Mike Cannon, President
Cynthia Haines, Vice President
Suzette Avetian, Secretary

Board Absent/
Excused: Carol Cheng, Treasurer
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

) Unit 113 – Wong Expressed concern with moisture continuing to enter unit when it rains. Various modifications have not resolved problem. Manager confirmed exterior walls were waterproofed today. Mr. Wong will advise if this resolves problem.

APPROVAL OF MEETING MINUTES

) **MOTION:** To approve minutes from the July 12, 2018 Board of Directors Meeting.
Motion was seconded and passed unanimously.

REPORTS

) Treasurer Report- Debbie Tolton

Financial Report for the period ending August 31, 2018:

) Bank Balance	\$22,650
) Operating Balance (petty cash-on-site)	\$100
) Reserve Balance – Alliance Bank.....	\$144,111
) Reserve Balance – Mutual of Omaha	\$128,534

Campus Walk Homeowners Association
Board of Directors Meeting MINUTES
August 9, 2018

)	CD – Mutual of Omaha (15m)	\$125,000
)	CD – Alliance Bank (13m)	\$125,902
)	Delinquent Assessments	\$5,219
)	Unpaid Invoices	\$0.00

) **MOTION:** To approve the financial report for July 2018 as submitted. Motion was seconded and passed unanimously.

- o Reviewed GL#4305 – General Maintenance expenses – 2018 YTD
- o Breakdown – reimbursement expenses / ACE hardware were reviewed.

) Manager Report was accepted as presented.

- o Southwest Gas brought in sample of a main water line which was replaced during the project. It is pretty bad shape. Board agreed should look into budgeting for water line replacement.
- o Annual budget / reserves – should plan on replacing 8-10 steps / year. (\$3,750)

OLD BUSINESS

-) Landscaping plan – some changes discussed
- o Century plants – maintenance concern
 - o Plants along sidewalks/walkways should not be “prickly”
 - o Edging between rock /sidewalks should be permanent – not temporary.
Suggestion – placing plants / rock further back
 - o Plant ideas. Would like to have designer give pros/cons on the selections.
 - o Would like to have more color.
 - o Enclosing dumpsters. Discuss possibilities.
 - o Labeling buildings and streets.

NEW BUSINESS

-) None presented

NEXT MEETING

-) The next meeting is scheduled for **Thursday, September 13, 2018 at 6:00 p.m.**

ADJOURNMENT

-) **MOTION:** TO ADJOURN MEETING WAS MADE AT 7:02 P.M.

EXECUTIVE SESSION FOLLOWED.

Upon a motion made, Executive Sessions may be held for discussions or consideration of any matter(s) appearing on this agenda for any reason permitted by law: a) personal health or financial information of an owner/member, employee, etc.; (b) employee performance, compensation, health records, etc.; and (c) owner/member appeal or penalty.