Rosemary Street Square Townhomes
Board Meeting
January 15, 2009

Meeting was called to order at 1:45pm

Roll Call:
Board of Directors: Lynn & Allen Janeway
Colorado Management & Realty, Inc – Kathy Andersen

Meeting Minutes: Lynn the board president is the only board member in attendance so she approved the December 18, 2009 phone minutes as well as the October 24, 2008 minutes as presented.

Financials:

Cash Main Acct. $124.94

Lynn stated that the sale on Marcus Brown's unit has once again been postponed for a month. Lynn will move forward to file lien notice; Kathy will provide a copy of the demand for payment letter and a current ledger to Lynn
Lynn has not been credited for the clean up she paid for on Marcus Brown's unit so Kathy will take care of that and send the corrected statement.

Dues – the plans was to reduce dues after the 1st of the year but due to delinquencies and landscape work that still needs to be completed it was decided that a dues decrease would be discussed at the next meeting. Kathy will put together an operations budget for the next meeting to review and determine how the dues could be reduced.

Old Business:

Parking Blocks – Kathy to notify Damien that the blocks need to be painted correctly with the numbers on the front of the blocks not on the tops.
Pest Control- Kathy will also check with Damien and see if the place where squirrels and birds were getting in got taken care of during the painting.
Snow Removal - it was agreed that Terry would handle the snow removal and that did not happen, based on the number or residents with vehicles and the amount of funds available to pay for services Lynn motions that all homeowners be responsible for snow removal on parking spaces and sidewalks, Allen 2nds all in favor.

New Business:

Meeting attendance - a rule for meeting attendance was discussed and it was determine that a vote would take place at the next meeting on a rule that states three consecutive absence from a board meeting either in person or by conference call would be grounds for board resignation.

Next Meeting: The next meeting will be February 26, 2009, Jane's office @ noon.

Adjournment: Lynn motioned to adjourn meeting at 2:30pm, Allen 2nds all in favor.

Approved