Lake Park HOA
Board Meeting Minutes
October 6 , 2010

Roll Call:
Board Members: Barb, Phyllis, Bob, (Todd and Alyssa came about 7:10pm
Members: Renee Ball (7:30) Owner #103
CMR Rep: Julie L. Baca
Guest Speaker: Chad
Guest Speaker: Harrison

Meeting Minutes: Minutes for July, August where presented and approved.

Financials:

Cash-Main Acct.	$ 31,946.34
Money Market Reserve	$ 68,695.28
Total Current Assets	$ 100,641.62

Guest Speaker: Chad

Chad brings a design for a Bike House to be located at the North West side of the property, See Drawing. Bob motions to approve the construction and location, Barb 2nds, all in favor. The cost will increased based on lighting needs, it is suggested to install solar lights to save on cost of running electricity to building, storage of bike will be free. The building will hold 20 bikes in a hanging position with double doors and locks at each end. The HOA is obtain an agreement from each user to not hold the HOA responsible for loss or damage to be kept on file at CMR and with Secretary(Phyllis).

Guest Speaker: Harrison

Harrison fields questions regarding the cell sites located on the roof at Lake Park, his interest is to purchase the contracts and an area of 250 sq ft. of the roof. Todd has agreed to research and create a questions list for Harrison.

Violations Appeal: Renee Ball owner unit #103

Renee presents her case to the BOD as to why she should not be charged $100.00+ $100.00 in violations for her renters. And asked why she is being charged instead of warnings as this is a new renter. Julie explains that the violations go with the unit not with the renter, because Renee remains the owner, the violations will continue to accumulate. Renee asks the BOD to waive fees and begin with a clean slate, she is very willing to work with the BOD to ensure that she and her renters are in compliance with the rules and regs. Furthermore, it is explained to Renee that she needs to provide background checks and signed rules and regs to the BOD prior to her renter taking possession of the unit which she agrees to.

Old Business:

- Ballast in parking lot needs to be replaced
- Carpet in hallways are completed
- Quarters to be taken every two weeks Julie and Phyllis to deposit.
- Bob brings up the removal of awnings in the spring and reinstall in Winter
- Discussion is had regarding #309, and that Karen has vacated the unit, but remains in collections

New Business:

- Discussion is had regarding the information that Harrsion brought to the meeting, BOD is not convinced that this is the right move for them at this time.

Meeting is adjourned 7:50pm

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Executive Meeting: Called to order 7:51pm

- BOD has decided to give Renee Ball a clean slate, this is a one deal, and will not happen again.
- BOD decided to waive one $100.00 fee, once she pays the second $100.00 fine.

Meeting adjourned 8:10pm

Announcements: Next meeting will be held at Todd and Alyssa's home

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