

Sexton Place Condominium Association

Minutes of Meeting June 5, 2017

In attendance: Jeannette Alexander, President; Nicholas Gore, Vice President; Nanci Alley, Secretary; Kimo Kelekolio, Treasurer; Mark Vandervest, Director; and Dominica Culver, TMG Mgmt.

I. Meeting was called to order at 6:00 pm by Jeannette.

II. Approval of Minutes

The minutes of our last meeting were approved unanimously by the Board

III. Treasurer's Report:

Kimo gave a detailed report of current financials and reported we are in line on our reserves and spending. He also reviewed that funds were allocated for 28 new signs within the community. June will begin painting of the exterior of the buildings, and July deck painting and coating will commence. Projects finished to date: Pressure washing and pergolas were repaired and some areas where wood was damaged beyond repair, they were replaced. He also suggested we put additional funds into a reserve for trees that would be removed and need to be replaced. Since this is a large financial item, we need to be prepared.

IV. Homeowner Input:

None at this time. No homeowners attended this meeting other than Board members.

Management Report / Administrative:

The Board discussed current delinquencies, and reviewed Owners requests to TMG regarding various requests and correspondence.

Repairs and Maintenance:

Window washing will be dependent upon the painting schedule and deck coating schedule.

If deck coating is pushed out later in the summer (ie. July/Aug), window washing will occur following the painting in July.

Wood Fence dividers were repaired in May in preparation for the painters.

Parking signs were replaced throughout the community.

Bark was installed on May 19th.

Irrigation: A Budget of 4,000 is allocated for repairs, and the Board decided to wait until mid season inspection is due to fix them.

V. Old Business:

There are currently 26 approved leases with one pending tenant information prior to giving approval.

VI. New Business:

A map of the community was attached.

VII. Adjourned at 7:00 pm