

## **SEXTON PLACE CONDOMINIUM ASSOCIATION BOARD MEETING**

**July 16, 2018**

### **MINUTES OF THE MEETING**

Meeting was called to order at 6:30 pm to an Executive session by the President Jeannette Alexander. Meeting was reconvened to open session at 7:05 pm.

5 of 5 members were present.

#### **Approval Minutes for May 21st, 2018.**

Minutes were passed and approved.

#### **Treasurer's Report:**

Kimo provided a report of the current standing of the association funds.

#### **Homeowner Input**

There was no homeowner input.

#### **Management Report:**

Financial delinquency report was reviewed and there are no Owners past due 90 days or more.

A discussion was had regarding bids for the siding replacement on the units with a bid being reviewed by Charter Construction. The Board voted to approve the siding repair and look further into the window covering.

There was a discussion of installing a light on Beard for the entry sign to the units. Solar lights were ordered and given to Kimo to be installed at the entry sign.

We discussed roof maintenance and possible repairs. Original roof replacement was scheduled for 2024.

Deck coating reserves are far below due to a misunderstanding of the quoted price. Discussion was made as to the cost and whether we would hold again for a year. The Board determined to check a few of the decks on the south side of the buildings to ensure the decks are okay.

Irrigation leak, found some malfunctioning solenoids which were causing leaks and higher water bills. Management has been working with the landscape company to get the irrigation lines fixed and will request a cred it on the water bill once the repairs are complete.

Pressure wash for August. Scheduled for August 14<sup>th</sup> – 20<sup>th</sup>.

#### **Old Business**

There are currently 26 approved leases.

#### **New Business**

September 6<sup>th</sup>, 2018 will be our next meeting.

**The meeting was adjourned at 7:35 pm.**