

SPENCER'S CREST CONDOMINIUM ASSOCIATION  
Board of Director's Meeting Minutes  
January 21, 2016

In attendance: Ed Robinson, Marlene Edgar, Rhonda Carlson, Don Johnson, Alice Schawo, and Maryke Kelley

Absent: Chris Provorse

CAM: Kim Broswell and Pat Bess

The meeting was called to order at 6:00 PM by Ed Robinson.

The January 21, 2016 meeting minutes were distributed and reviewed. Rhonda motioned to approve. Don seconded. All in favor.

Collections: Reviewed by the Board

Call Log: Reviewed by the Board.

Maintenance Report: None

ACC Approvals:

1115-401 Screened Porch: Board members looked at the porch prior to the meeting for the purpose of discussion and review of the request. Rhonda motioned to allow the owner one year to have the wood areas of the porch frame wrapped in white metal. Marlene seconded. All in favor.

Treasurer's Report: Marlene reported that the \$100,000 CD at Bank of Missouri had been opened, and that transfers discussed at the January meeting had been made. After review of the bank reconciliation reports, she requested that Kim look into Voiding two old outstanding checks that had not ever cleared the bank. The January 31, 2016 financial reports were reviewed by the board. Marlene motioned to accept the reports. Don seconded. All in favor.

Old Business:

a. Unresolved Walk Through Findings:

- a. 1100-302: Rhonda motioned to allow 30 days before implementing a \$100/month fine for the duration of the violation. Marlene seconded. All in favor.
- b. 1100-601: Rhonda motioned to allow 30 days before implementing a \$100/month fine for the duration of the violation. Marlene seconded. All in favor.
- c. 1100-801: CAM to post a notice for the tenant to see if we can get the unit to comply.
- d. 1115-702: Rhonda motioned to allow 30 days before implementing a \$100/month fine for the duration of the violation. Marlene seconded. All in favor.
- e. 1100-104: There is a small table outside of the unit door for the purpose of participating in the Meals on Wheels program. The board deemed this a reasonable accommodation and CAM is to notify the owner in writing for their records.

New Business:

- a. Charcoal Grills: No action taken at this time.
- b. Garage Door #s: Marlene motioned to replacement faded/curling/missing numbers at the association's expense for the purpose of continuity. Maryke seconded. All in favor.

Rhonda motioned to adjourn at 7:00 PM. Marlene seconded. All in favor.