

Minutes for March meeting:

Nnamdi called meeting to order

Nnamdi read last meeting's minutes. Cassidy 1st. Drew 2nd

Nnamdi and Steve discussed moving leftover siding from Jacque's garage to Nnamdi's for storage.

Drew presented financial report from money market account, checking accounts, and profit/loss amounts. Assets at \$177,863.11. Siding loan paid off in March. Drew brought up significant debts owed along with lawyer's fees, frequency that lawyer was sending notices, and whether it's worth it to continue to charge the tenant if we're seeing no returns. Steve noted that all of those fees have to be paid before he will sign the affidavit to change title so even if we're not seeing the money now it's worth it to keep fining because eventually it will have to be paid in order to sell the property, unless the home goes into foreclosure.

Requests made to add another member to the list of camera access. Nnamdi 1st. Sharla 2nd.

Board discussed fines for dumping, specifically the illegal dumping of couch in 3rd row

Board discussed possibility of \$350 for 20-yard dumpster for spring cleaning or a yearly convenience to deter dumping in the complex.

Steve discussed bids for tie wall: previous bid for north side in 3rd row for 4,137. 2nd bid 15,725 for north and south side tie wall approx. 3ft tall out of green railroad ties, plus dumpster areas. Row 1 around dumpster area, 1st bid was \$400, 2nd bid was for \$900. Drew motioned to request for bid to include all rows for landscaping bricks, Nnamdi 2nd motion.

Asphalt bid -

Drive 2: spiderweb cracked, asphalt 624 sf 2" repaved, \$4,680

Drive 3: \$3,250

Drive 4: \$7,450

Board discussed parking options for tenants while asphalt is being poured, asking company if there is an additional charge for doing them in sections, as opposed to

Line restriping \$1,375 to be scheduled after the asphalt is poured, nothing notated about fire lane striping (red barricades). Bid includes painting new numbers in spaces.

Board discussed smoking moles \$500-\$1,000 for all along large hill between Hy-Vee and southwest corner. Cannot be trapped and left, have to be checked on every hour costing more money than smoking would cost. Brandon 1st, Sharla 2nd.

Board discussed once moles are gone planting ground coverings instead of grass for future erosion control. Can't get quote for plantings until moles are gone, Cassidy suggested leaving the grass alone for the year and reviewing the changes next spring for any changes.

Sharla brought up the wooden fence between the two properties and what we are responsible for clean up and trees that cross over fence line.

Bid for grass seed north of 300 section from previous garden bed cost is \$670. Best time would be fall since pre-emergent was just put down. Board did not approve at this time as no solution for watering the area was found.

Board discussed dates for spring clean up as well as fine schedule to send out.

Visitor parking signs need new poles or new signs put up against the siding if possible, or heavy posts so they don't get run over so easily again. Also discussed new signs for property management information. Getting bids before voting.

Discussed erosion between houses and bridge on property as well as front of units between railroad, possible removal of trees to get more sunlight to encourage grass to grow. No current bids.

Adjourned: Drew 1st. Cassidy 2nd.