

Reynolds Farm Condominium Association Monthly Board Meeting

April 8, 2019

In Attendance: Lynette McClain, President; Bonnie Prushnok, Vice President; Bob Epp, Secretary; Al Orendorff, Trio Property Management

1. Call to Order: 6:40
2. Community Input: None
3. Additions to Agenda: Bills for new trees
4. Managers Report:
 - a) We have spent approximately \$20,000 on mold mitigation. Mitigation is now finished.
 - b) We need to transfer \$150 from operating account to cover return of barn deposit to Rick Marsh estate.
 - c) We need to issue stop payment on check to John's Creative roofing and reissue new check.
 - d) Insurance bid from Countrywide insurance was \$49,300 with a %5 deductible.
 - e) The bids are in for painting. We approved the lowest bid of \$22,300 from Prep Right. Painting of buildings 6 & 9 will begin soon. Painting of buildings 3, 4 and 10 will start in August or September (fiscal year 2020). Necessary repair on wood and siding will be completed prior to painting.
 - f) Denver Asphalt will commence the first week in May.
 - g) Vince will repair decks on 9th Street, a wood step at 961 and a fence at 957.
 - h) The ACC approved the lattice work and privacy fence at 953. Lattice must not be attached to the HOA property.
5. Old Business:
 - a) Garrett has finished Irrigation repair near unit 919.
 - b) The trees have been removed along 9th street. Mulch has been placed along the irrigation ditch to reduce water demand.
 - c) The memorial bench has arrived and it will soon be added to the south east common area along with landscaping. We collected \$770 to cover the bench and landscaping.
 - d) Bonnie made a motion to spend \$1130 to pay for three new trees along 9th to replace those recently removed. Bob seconded the motion. The motion passed unanimously.
 - e) Bonnie and Bob will pick up three trees purchased from the city on April 12 and plant them two days later.
6. New Business:
 - a) a). Long Term Financial Planning: In the absence of Treasurer John Dollar, this was postponed until May meeting.
 - b) b). The privacy fence at 917 was approved with the understanding that it will be within and not attached to the fence.

The meeting was adjourned at 8:00 PM