

# THE WESTBROOK TOWNHOME CONDOMINIUM ASSOCIATION

A Non-Profit Corporation

## BOARD OF DIRECTOR'S MEETING MINUTES FOR April 7, 2010

Members: Sue Murphy, Andrea Ralya, Dorie McArthur, Lindsay Goodrich, and Terri Zdanowitz were in attendance.

Sue Murphy called the meeting to order at 7:28pm

Minutes from the March 16th board of directors meeting were read. Minutes were approved and placed on file.

Treasurer's Report-No report.

Management Agent's Report-Terri Zdanowitz- Tax return.

Correspondence-

Received letter from Kerry Morgan of Satori regarding agenda item seven (a).

Old Business.

Annual Meeting agenda preparation-

Fiscal period bylaw amendments

Budget proposals- Lindsay motioned to recommend the proposed budget for June-Dec 2010 to the membership body at the annual meeting. Andrea seconded. Motion carried. Sue will prepare a proposed ballot for Terri as well as the rest of the materials needed for the final annual meeting notice.

Liens- Sue gave copy of receipts to Terry for the cost of processing the liens. The lien process is filed and done.

Well at 4529- Terri will call Mr. Brewer to take a look at the tanks to check the air valves to see if water pressure can be improved in the other buildings.

Garbage containers-signs and doors. Sue will give Terri further suggestions for the sign and Terri will have the signs made and posted.

Heather Huff basement leaks-All-Pro sent a company to survey the whole building on Thursday, April 1st to investigate the cause and breadth of the leak. Have not yet received the status of what was found.

Asphalt update-Terri gave update that the large holes in the drive were filled in.

New Business.

Playground inquiry-Discussion took place including there being a lack of space for the equipment, the potential liability of someone's injury, the ongoing maintenance issues to maintain the equipment, and the current financial instability of the organization. No action taken.

Next Board meeting date: May 11th, 2010 at 7:15pm at Sue's home.  
Meeting adjourned at 8:49pm.