

The Westbrook Townhome Condominium Association  
A Non-Profit Corporation  
Minutes of  
BOARD OF DIRECTOR'S MEETING  
March 15th, 2011

Members Present: Don Hickman, Susan Murphy, Doug Nowlin, Beth Harshbarger, and Brenda Niswander. Also present was Terri Zdanowitz (from All-Pro Realty).

Meeting was called to order at 5:48 pm.

Minutes from the last meeting were reviewed. Motion by Sue, second by Doug to accept the minutes as written. Board voted and approved. Motion carried.

Treasurer's report was reviewed and will be placed on file subject to audit.

Taxable Value went down \$323.00. Assessed Value went down \$580.00

Basement leaking in Unit #46 repair discussed. Terri quoted Mr. Sponge \$620.00. Flooding is caused from vertical fracture, etc. No internal damaged reported. Motion by Sue to approve the expense, seconded by Brenda. Board voted and approved. Motion carried.

Motion to amend January 19th, 2011 Minutes to include: Motion was made and seconded to write off \$165.00 in past due dues on Unit #13 1958 Westbrook because of Sheriff sale. Motion by Sue, seconded by Doug. Board voted and approved. Motion carried.

**Old Business:**

Satellite dishes and fences will be reviewed and new date set for residents to have them removed.

Snow removal - Terri will get new quotes. Will get bids late summer.

Dorie's water problem was water heater and not a Condominium problem.

**New Business:**

Reviewed quotes Terri got for lawn care. Terri has been asked to follow up with one of the quotes for more information on lawn care and to acquire quotes for spring clean up. Matter tabled.

Terri will get a quote for a new speed limit sign and contact Mr. Schelling for approval to install.

Next meet will be April 5th, 2011 at 5:45 pm at Sue's home.

Adjourn: 7:30 pm.