

The Westbrook Townhome Condominium Association

A Non-Profit Corporation

Minutes of

BOARD OF DIRECTOR'S MEETING

Oct. 25, 2011

Members Present: Rita Dorn, Don Hickman, Heather Onweller, and Lisa McCurdy.

Also present was Terri Zdanowitz (from All-Pro Realty) and Beth Harshbarger (from #15).

Meeting was called to order at 4:05 pm.

Minutes from July 20, 2011 and Sept. 6, 2011 were reviewed. Motion by Don, second by Rita to accept the minutes as written. Board voted and approved. Motion carried. Minutes from Oct. 18, 2011 were reviewed. Motion by Don, second by Lisa to accept the minutes as written. Board voted and approved.

Treasurer's report – Terri will mail report to Rita. Table treasurer's report till next meeting.

Management Report. Foreclosure notice for 1971 was sent to Terri from County Treasurer. Court hearing date Feb. 23, 2012.

Old Business:

Discussed the roles of each board member.

New Business:

Lisa talked about not needing salt at every other unit this year. Should we do it this year. All-Pro picked up all left over bags from last year. Will table till later date.

Rita talked about talking with the Post Office about our mail boxes. Mostly the safety of outgoing mail.

Terri brought up the idea of giving Susan Murphy appreciation gift certificate for her work with the association. \$50 from Darrell's and \$50 from Swans Creek. Motion by Don, second by Rita to have Terri to get gift certificates. Board voted and approved.

Heather talked about the outdoor porch lights. Don will get with local business to get the best pricing.

Don will be getting with Beth about the website updating.

Lorina had estimates for snow removal. Estimates were given from *CPM \$550, Taylor Lawn \$250, *All Seasons \$ 220, Josh's Lawn \$168, and Major Construction \$300.

Note: Does not include salt. Price is \$200 per ton. All companies are licensed and insured. All companies can do Lawn and Snow contracts. * Price will be higher if it snows more than 5".

Board talked about having All Seasons do the snow removal. Motion by Lisa, second by Rita to have All Seasons do the snow removal. Board voted and approved. Terri signed the contract with All Seasons.

Meeting adjourned at 5:40 pm.

Next meeting will be on December 13, 2011 @ 4:00 pm at Terri's office, All-Pro Realty, off Lansing Ave.

* Due to Don Hickman's accident the meeting has been moved to March 23, 2012 @ 3:30 pm at Don Hickman's condo.

