

THE WESTBROOK TOWNHOME CONDOMINIUM ASSOCIATION

A Non-Profit Corporation

Minutes of the BOARD OF DIRECTOR'S MEETING April 21, 2015

1. Call to order
2. Reading and disposal of prior BOD meeting minutes – Phil moved; heather seconded approval of the Oct 21 EC minutes. Carried. December 9 meeting minutes tabled to the next meeting.
3. Management Agent's report

Small fee for
New tax assessment – 22020 to 24860 - with an \$18 tax increase
4. Treasurer's Report

Don met with Karen to review the financials and bank statements. Don was satisfied with his review of the books. Satori has paid the \$15 per unit per month as committed.
5. Correspondence.
6. Old Business.
 - a. Injury/Slip and Fall status – no news from the adjuster, so no claim filed.
 - b. Status of allegations from unit 35 – unit was sold to another owner. No further issues.
 - c. Dumpster move – one quote for now. Another is coming in. Tabled to next meeting.
 - d. Treasurer's audit – see above as treasurer's report.
7. New Business
 - a. Asphalt – photos have been sent to vendor for insight.
 - b. Window leaks – Unit 4528, 4552, and 4541: contractor has looked at it and they want to replace the window sealant/ice guard/drip edge. One contractor wants to build dormers at \$800 each unit. The other one wants to tear the siding off and putting on shingles. Terri to contact Billy White to get his opinion. She will attempt to contact another vendor for insight.
 - c. Lawn care/ Snow removal quotes 2015 – discussion of prior vendor and new vendor quote. Agent recommends Alpha Omega who will match the