

FARMINGTON MEADOWS CONDOMINIUM ASSOCIATION
BOARD OF DIRECTOR'S MEETING
MAY 18, 2017
LOCATION: DONATO'S – HILL ROAD, PICKERINGTON, OH

BOARD MEMBERS PRESENT: Dave Bates, Linda Kosanchick, Pam Schneider, Diana Stout, Glenda Hewitt, Deb Madden
NEW CONCEPTS MANAGEMENT: Dick Miller, Property Manager
Dave Bates opened the meeting at 4:02 PM.

APPROVAL OF MINUTES:

Pam Schneider motioned to approve the board meeting minutes of March 21, 2017 as submitted. Diana Stout seconded motion; motion carried unanimously.

Linda Kosanchick motioned to approve the board meeting minutes of April 19, 2017 as submitted; Dave Bates seconded motion; motion carried unanimously.

Approval of the minutes from the April 19, 2107 Annual Homeowner's Meeting will be tabled until next year's annual meeting.

FINANCIAL REVIEW AS OF 4/30/2017:

Savings:	\$106,266.11
Checking:	<u>\$ 45,252.52</u>
Total Savings & Checking:	\$151,518.63

- Financial Review expense: \$1,600 + \$230 for tax = \$1,830
- A/R Aging Summary: All but \$40 of the lien filed against unit owner at 7816M9 has been paid in full.
- Unit owner at 7891M21 has been sent a letter regarding arrearage of condo fees.
- Deb Madden motioned to approve Financial reports; Diana Stout seconded; motion carried unanimously.

BOARD OF DIRECTOR'S REPORTS:

- Linda Kosanchick: Pam Schneider & Linda Kosanchick selected two trees and other bushes at Oakland Nursey at a cost of \$948. Trees will be planted on approximately May 23.
- Glenda Hewitt: Inquired about servicing of fire hydrants. R&R Services completed the spring service.
- Deb Madden: No report
- Diana Stout: Development of a Farmington Meadows newsletter. Diana Stout & Glenda Hewitt will research.
- Pam Schneider: All condos in the community that were for sale are in contract.
- Dave Bates: Reported that outside light has still not been serviced. Underground conduit is the problem.

OPEN FORUM: There were no residents at the meeting.

OLD BUSINESS:

- Proposed amendments: The proposed amendments to the FM Declarations & Bylaws, as drafted by Kaman & Cusimano, will be hand-delivered and/or mailed to unit owners. A vote of 75% is required for the amendments to be included in the Declarations & Bylaws.
- Rehab of buildings:
 - CertaPro will provide service at same price as 2016 (\$7,500).
 - Utmost Renovations (Mark Huffer) will inspect masonry work on buildings scheduled for repair/rehab.
 - Tru-Seal for asphalt crack fill, seal coating and repairs.
 - Dick Milller, contractors and available Board Members will conduct a walk-around in the community to review buildings due for rehab and repairs in 2017.

NEW BUSINESS:

Speed signs: Where to locate and how many are needed. Dick Miller has a catalog of signs that he will deliver to Dave Bates for his review.


Newsletter: As previously mentioned, Diana Stout and Glenda Hewitt will research information about a newsletter.

ADJOURNMENT:

Pam Schneider motioned adjournment of the meeting. Glenda Hewitt seconded motion; Motion passed unanimously. Meeting adjourned at 5:40 PM.

Next meeting: June 13, 2017 at 3:00 PM at Donato's on Hill Road, Pickerington, OH.

6/13/2017
Minutes Submitted



Deborah Madden, Secretary
Farmington Meadows Board of Directors