

Meadowood Condominiums Homeowners Association
1512 Grand Ave., Suite 109
Glenwood Springs, CO 81602
(970) 945-7266

Board Meeting
June 18, 2012

The Meadowood Condominiums Board of Directors met at 1329 Pitkin Ave #16, Glenwood Springs, Colorado on June 18, 2012 at 6:00 p.m. The meeting was called to order at 6:00 pm. A quorum of the Board was established.

BOARD MEMBERS PRESENT

John Haines	Scott Butler
Holly Mage	Tamra Allen
Derron Cloud	Angie Onorofskie
Andrea Bersson	

OTHERS PRESENT

Greg Wetzel – Owner
Rene Brest – Owner
Justin Windholz – Crystal Property Mgmt (CPM)

- Current Financials
 - The Board reviewed the current financial reports. The reports were approved with not corrections.
- Previous Minutes
 - The Board reviewed the May 2012 meeting minutes. The minutes were approved with no corrections.
- Old Business
 - Justin Windholz advised the Board that the legal action against the City of Glenwood is still pending with Charles Willman P.C. The Board asked Crystal Property to follow up with Mr. Willman.
 - John Haines advised that the dead trees at the property were successfully removed.
 - Justin Windholz reported that Brian's Rooter and Drain is expected to complete the sewer line repair in the next month.
 - Justin Windholz reported that the window cleaning is scheduled and will be completed soon.
 - Justin Windholz reported that the bike rack will be installed once the landscaping improvements are completed. The Board expressed concerns with the work the landscapers were doing. Several areas are dry and not getting water and the project has taken longer than anticipated. Justin Windholz agreed to meet with the landscapers to discuss the delays and areas of concern.
 - The Board discussed parking at the complex. It was noted that there are several spaces which continue to be occupied by miscellaneous cars. It was also noted that there is a vehicle with expired parking tags.

- The Board discussed the painting of the decks at the property. Letters were sent to the unit owners advising of the need to have the decks painted. The deadline for painting the decks is July 1, 2012. At the next meeting the Board will look at which decks have not been painted.
- The Board discussed the stair rebuilding project. After discussion, it was agreed that the project would be looked at again next year.
- Crystal Property reported that the nail removal project is complete.
- New Business
 - Holly Magee advised that they are submitting their 30 day notice. The Board thanked Holly and Brian for their work. Crystal Property agreed to collect bids for the work from new vendors for the Board to review.
 - Justin Windholz advised that the colors for the building have been posted on the Association website.
 - Recently, the trash company caused damage to the building. Crystal Property contacted the company to have them repair the damaged area. The area has been repaired and the trash company is sending payment to reimburse the Association.
 - The Board reviewed plans and bids that were obtained for a new “Meadowood” sign. After review, the Board advised that they would like to change the dimensions and the font of the sign.

With no further business the meeting was adjourned at 7:10 pm.

Respectfully,

Justin Windholz