

Medina Ridge Condominium Association

Minutes of BOD Meeting August 8, 2018

The BOD meeting was called to order at 4:02. Members in attendance were Peter Perri, Jim Orr, Sue Schneider, Barb Kelly, Dennis Martenson, Barb Meyer and Lee Thoni. Property manager Sheri Nelson was also present. The Pledge of Allegiance was recited.

Meyer moved and Schneider seconded that the agenda be adopted with one addition in New Business, "D". Orr requested that the garage water use policy be addressed. Motion passed.

Orr moved and Perri seconded that the minutes from 6/13/2018 be approved. Motion passed.

Officer Reports:

President: The Nominating Committee has submitted these 4 names as candidates for the BOD: Ralph Carter (124), Dar Whitman(228), Gary Schmidt (310) and Dar Smith (323). Chairman Don Ehlen was asked to do a report or summary on why residents decline to run for the BOD.

Treasurer: Nelson is in the process of obtaining vendor bids for the 2019 budget to be worked on in September by the Finance Committee. MRC is coming in under budget overall so doing better than anticipated.

Management Report:

- Guest suites were rented 9 times in June and 19 times in July. Hide a bed was rented 2 times in June.
- Ridge Room was rented 5 times in June.
- Unit 309 will close on 8/10. New owners are Mike and Patricia Connor. Unit 312 has been moving stuff out but no word on when it will be up for sale.
- Stairwell carpet installation has been completed. Final walkthrough will be done after a few odds and ends are finished.
- Water heater 2 is down. We are awaiting parts from Canada. Water temperature on heater 1 has been increased to handle the demand.

New Business:

- A. Orr moved and Thoni seconded that the following Building and Grounds policy be adopted: "Changes proposed to unit deck boards first be approved by the Building

and Grounds Committee and then the full Board before changes are commenced". Motion passed.

- B. Orr moved and Perri seconded that the deck board replacement for unit 225 as recommended by the Building and Grounds Committee be approved. Motion passed.
- C. Perri moved and Orr seconded that new sound equipment be bought for the Ridge Room. Motion failed with 4 against the request and 3 for the request. This item should be added to the B & G budget request for 2019.
- D. Orr moved and Perri seconded that residents be allowed to use water in the garage to clean their garage stall and adjacent area. Cars are not to be washed in the stalls. Motion passed.

The Annual Meeting is scheduled for September 12, 2018.

The Annual Dinner is scheduled for September 19, 2018

The next Communication Meeting is scheduled for September 20, 2018 at 3:00.

The next BOD Meeting is tentatively scheduled for October 10, 2018 at 4:00.

Meyer moved and Schneider seconded that their last BOD meeting be adjourned at 4:29.

Barbara J. Kelly

Recording Secretary