

**Annual Meeting Minutes from Bald Eagle Nest Condominiums**  
**October 30, 2010 @2:00pm**

- 1) Jeff Ballek (talk about buildings not constructed when they should be done).
  - A) Jeff reported that he should start building on new buildings before end of year.
- 2) Go over 2010 budget.
  - A) Total Condo Dues paid by owners was \$120,480.00
  - B) Late Fees collected this year was \$1,100
- 3) Review and approval of 2011 budget
  - A) Reserves
    - i. Balance of reserve account is \$6,155.66
  - B) Current Balances
    - i. Balance of checking account is \$21,541.31
  - C) Current Dues and Dues behind
    - i. There are no home owners behind on dues
  - D) Fuel
    - i. Still on auto fill with Evert's Air Fuel and receiving a .10 cent discount.
- 4) Snow removal and Maintenance of buildings
  - A) Missing siding on buildings
    - i. Maintenance will be done on the 2 areas where the siding is missing
  - B) Boiler cleaning
    - i. Boilers were cleaned and inspected in March and June 2010
  - C) Snow plowing
    - i. Insurance was renewed for Snow plowing from last year
  - D) Grass Cutting
    - i. Jerry Hollins is still cutting the grass for now
  - E) Deck Maintenance (Painting)
    - i. Will start to get bids from painting companies to have decks painted in 2011 spring time.

- 5) Vote on WRAP for parking lot
  - i. Will be sending out email for everyone to vote to have WRAP put down instead of Paving for parking lot.
- 6) Violations of the declaration for Eagle Nest Condominiums
  - A) Cars / Trailers
    - i. No change from bylaws
  - B) Garbage
    - i. No change from bylaws
  - C) Fencing
    - i. No change from bylaws
- 7) Vote on possible reduction in Dues
  - i. No change from current dues. Dues are still \$502.00 a month.