

HOA BOD minutes 7-8-21

The Eagles Nest regular July BOD meeting was called to order at 5:33 pm AST on July 8th, 2021

Board members present: Chris Lancaster, Cliff Manning, Daphne Hofschulte, Paul Siska

The agenda was approved as amended without objection.

Board minutes from BOD 6-10-21 approved with revisions.

Updates on legal issues

- Aging dues 2665 D is 2 months behind, and unit is for sale.
- 2685 B appears to be 6 months behind however the mortgage holder has been paying 6 months at a time and it is believed the next payment is imminent. Will review again next month.
- 2665 C is more than \$4,000 past due. Owner plans to fulfil his commitment of: regular dues payment (\$300.00) plus \$100.00 towards delinquent amount (\$400.00 total) by 7/10/21.

Violations

- 2690 D had a vehicle parked in the shared parking without a permit. Vehicle was moved after notice of this policy was provided.
- 2675 D has a water tank next to the building. Board to send notice and ask that it be stored in another location.

Discussion

- Asphalt repair – Interior Excavation will come to the complex and provide an evaluation.
- Lawn maintenance looks good.
- Bookkeeping files have been physically transferred to Paul Siska @ 2655 D and will begin converting those to digital copies.
- New owner guide is being put together and still in progress.
- Maintenance request, 2690 building numbers are hard to see and moved to the front of the building. 2655 and 2665 numbers have been moved up to be visible above the fence line. 2700 added a second set of numbers on the end of the building.
- Request from property manager to clean up the wires on the side of buildings and that was completed by Joel Ballek.

Adjournment 6:15pm AST – without objection