

Stone's Throw HPR

Board of Directors Meeting

September 20, 2010
4:00p.m.
Clubhouse

MINUTES

- I. **Roll Call / Call to Order** – Roll call was done by sign-in. The meeting was called to order at 4:05p.m.
 - A. Directors Present – Gordon Jensen, President; Dale Lewis, Vice President; Bill White, Director; Henry Jansen, Secretary/Treasurer
 - B. Directors Absent - Tamara Davis, Director
 - C. Guest Present – Bill Glazer, #12
 - D. IMC Representatives Present – AJ Bucko, Property Manager (filling in for Jaime Fenstermaker), Holly Pratt, minutes.

- II. **Approval of Minutes**
 - A. August 16, 2010 – Gordon Jensen made motion to waive the reading of the August 16, 2010 minutes and accept them into record as written. Dale Lewis seconded the motion. Henry Jansen seconded and the motion passed without opposition.

- III. **Financial Reports**
 - A. April, July, August 2010 Financials – Dale Lewis made a motion to approve the April, July, and August 2010 financial statements as presented. Gordon Jensen seconded the motion. The motion passed without opposition. .
 - B. Cash Position – see attachment “A”. *Attachment “A” is available for owners upon written request to the management company stating specific purpose for request.*
 - C. Collections – see attachment “B”.

- IV. **Management Report** – AJ spoke about the town recycling program that will most likely commence January 1, 2011
 - A. Site Manger Report – see attachment “C”

- V. **Old Business**

- A. IMC Management agreement was signed and renewed.
- B. Villa #24 Pest Control – The owner of #24 reported that the manufacturer of the new flooring she had installed may stain from the pest chemicals. Jaime spoke to Lanes Pest Control and they agreed to use powder chemicals and bait at no extra expense for the special service.

VI. **New Business**

- A. Pool – Pool will close September 30, 2010. Janitorial services will be suspended until the re-opening April 1, 2011. Jaime will perform spot checks after the pool closes.
- B. Gordon requested that monthly attorney reports be sent to the Board for review to keep everyone up to date on the status of accounts in collections.
- C. Henry Jansen declined the position of secretary/treasurer and requested to remain a director. Tamara Davis agreed to take the seat. Gordon made a motion to accept Tamara Davis as the secretary/treasurer of the Board. Henry Jansen seconded and the motion was passed without opposition.
- D. Gordon requested the purchase of new signage stating “Dogs must be on a leash” and “Please pick up after your pets” on 1 sign to reduce signage. Those present agreed. Dale made the motion to purchase the signs to replace the current signs, Gordon seconded and the motion passed without opposition.
- E. Gordon requested that an owner listing be added to the IMC/Stones Throw website.
- F. Brief discussion regarding the ownership changing the rule of being a pet friendly association. Gordon agreed that this could be added to the agenda for the next annual homeowners meeting to get feedback from the owners and their opinion on the subject.
- G. Outlet in bathroom at the pool needs to be mounted onto the wall by previous contractor at no extra cost to Stone’s Throw.
- H. #59 - Management to contact tenants Re: bikes being left on common property.
- I. #52 - Management to contact owner/tenant Re: skateboarding throughout property and owner occupancy.

- VII. **Adjournment** – There being no further business to discuss, Gordon Jansen made a motion to adjourn the meeting at 5:00p.m. Dale Lewis seconded and the motion passed without opposition.

Next Meeting:
Monday, October 18, 2010 @ 4p.m.
Clubhouse

Approved