

Longmeadow Condominium Association
Minutes of the Board of Directors Meeting
March 17, 2009

Board Members Present: K. Kaolian, R. Nappe, B. Carlson, M. Foran, and R. Shelnitz of Rolar Management.

The meeting was called to order at 7:05 PM.

A motion was made to accept the February 2009 meeting minutes: Passed.

Treasurers Report: The balance was given by J. Steiner. All balances agree with the bank and Rolar Management.

Property Managers Report: R. Shelnitz reported the delinquency balance is \$9,282.61.

There was one resale packet sold to the expected owners of 3 JD.

Four pending insurance claims were discussed, all were for water damage to units.

A \$100 fine was levied to an owner who had overnight guest who parked a commercial van illegally.

Shelnitz offered last year's pool attendants to return this year, M. Roach and B. Piendl.

Rolar sent a letter to the owner of 69 JD, who had installed an non-conforming front door. The door will have to be replaced with one of the standard designs.

Bob Austin reported to Shelnitz the sequence of the next four buildings to undergo the roofing reconstruction: Bld #5, 86 – 92 SW; Bld. # 6 33 – 47 SW; Bld #16 26 – 46 SW; Bld. #A5, 60 – 70 GW. After those are completed, only two buildings on PC, three on JD and the clubhouse will remain.

Old Business: Our speed bumps are in bad shape. The special notice for the upcoming April 19 parking meeting had been distributed to SW and PC units.

New Business: Shelnitz reported that 52 GW reported termite damage. It appeared that the damage was done decade ago and was minor. The association would pay for the minor repair.

B. Carlson made a motion to adjourn at 8:30, 2nd by M. Foran. **Passed**