

COFFEE CREEK CONDOMINIUMS
BOARD OF DIRECTORS MEETING
JULY 15, 1999

BOARD MEMBERS PRESENT: JoAnn Hill, Ron Jorgenson, Arlee Chamblin
BOARD MEMBERS ABSENT: Bev. Johnson, Ed Harrison
HOME OWNERS PRESENT: Curt Angell, Steve Smith, Jimmy Claxton, Don Gahan, & Ted Bakke
PROPERTY MANAGERS PRESENT: John Boyle, Carol Sittler

MEETING CALLED TO ORDER: 7:10 by JoAnn Hill, President. Minutes from May & June meetings were approved as written.

TREASURER'S REPORT: Ron Jorgenson had a few questions, but found no discrepancies.

Operating Account Balance: \$7,677.41

Insurance Reserve: \$15,158.32

Budget Reserve: \$50,995.57

Arlee Chamblin brought up the letter she received stating she had a balance of \$5.00 owed for Condo Association Dues. Arlee stated she had called Bruce Caldwell and he said this was a balance carried over when he took over the books! To make a long story short the board voted to drop the \$5.00 as there seems to be no proof of it being owed but Arlee has to provide the cookies for next month's meeting!!!!

AUDIT UPDATE: The Auditor is still having some difficulty getting information from Bruce. Some documentation on unit #4 is needed. Ron Jorgenson will check into getting this info for the Auditor. JoAnn stated she would like a list of exactly what is still needed to complete the audit and the charges accrued up to now. The property managers will get this for us.

MAINTENANCE REPORT: by JoAnn

*Pressure washing is now in process

*Painting will begin next week

*Pool is up and running

*New Dock has been installed and LOOKS GREAT!!!! (Hope everyone is happy with it)

*Discussion - to install safety strips in between each connecting piece. Ron Jorgenson will check into this.

*We need volunteers for Lagoon clean up, please call Brad Rasmussen at 539-4793. JoAnn stated there will be a snack, FOOD, as a reward.....

M/S/A to install gate on new dock

ALL BOAT OWNERS NEED TO PUT THEIR UNIT NUMBER ON THEIR BOAT TRAILER FOR IDENTIFICATION PURPOSES... SEE ED FOR #'s....

OLD BUSINESS (Right of Way information)

After much discussion and some good ideas it seemed to be the consensus that a wall is needed as a sound buffer. JoAnn will get some options as to the best material to use and price differences. It was again noted that the monies received for the road right-of-way has been set aside for this project and we realize we will need to add to this...

NEW BUSINESS Bev. Johnson has resigned from the board. Petra Lippa has agreed to accept this position. M/S/A for Petra to be Vice President. THANK YOU PETRA!!!!

M/S/A to inform Mr. Rasmussen #51 that he will have to move his RV to the designated RV Parking Lot. It is a very big & beautiful RV and hopefully it will fit - if not it will have to be moved off the property. We need to be considerate of our neighbors and remember they moved in here for the VIEW...

M/S/A to pay Landon Giltstrap #27 \$122.00 for repair work on the under carriage to his deck. Mr.

Giltstrap wrote a nice letter Thanking his neighbors for their patience while he was pounding away...

Sprinkler System needs a little work done to it now that we are finally going to have summer (I hope). Jim Claxton will have his Landscaper & Sprinkler System person contact us and give us a bid.

Meeting Adjourned

NEXT MEETING - AUGUST 19 --- 7 p.m. --- HOPE TO SEE YOU THERE

Arlee Chamblin
Secretary