

SPRING ARBOR CONDOMINIUM ASSOCIATION
BOARD OF DIRECTORS MEETING
October 24, 2017

The meeting of the Board of Directors was called to order at 6:00 p.m. by the president, Charlie Brown, at the Hughes residence, 13513 Arbor Crest Cir. Members present were: Charlie Brown, Brenda Hughes, Chuck Hughes, Bea Jones, Ted Michalik, Clayton Rock and Steve Roling. Also present was Amber Gabbard of Mulloy Properties.

The minutes of the Board meeting of 09/26/2017 were **approved by email vote** on 10/6/2017.

Agenda items:

1. Steve Roling moved to approve a GreenScape snow removal contract (when 2" or more at the mailboxes, when there is 3"-5" plow the streets and cul-de-sacs, and when there is 6" or more plow the streets, cul-de-sacs and unit drives up to the garage doors) at the same costs per service as last year, Rock voiced a second and the **vote was unanimous to approve**.
2. Traditionally a gift of \$25.00 is sent to an organization chosen by the family of a recently deceased resident; therefore, the Board **approved by consensus** to make such a gift in memory of Betty Hamilton to St. Jude's Children's Research Hospital, 501 St. Jude Place, Memphis, TN 38105.
3. There is mold on several roofs, mainly on north & northeast facing slopes, which is staining the roofs. Roofs will be treated next year to remove the mold and Roling will seek bids for the project. It was suggested that a copper wire along the roof ridges would prevent the mold from forming.
4. The sidewalk along the Springs Station Road entrance is quite uneven and it has been learned that the section across and down the hill from Colonial Springs Dr. belongs to the Spring Arbor Association. Rock moved that the bid by A-1 Concrete be approved in the amount of \$1,200.00 to level sections of that stretch of sidewalk, Michalik voiced a second and the **vote was unanimous to approve**.

Steve Roling reported that normal mowing, a light tree trimming, two leaf removals and a gutter cleaning are upcoming work to be done. He also reported that wood rot has created the need for repair under a few windows.

Bea Jones led in discussing plans for the December 7, 5:30 p.m. Spring Arbor social.

Amber Gabbard reviewed for the Board the monthly management report of items that required attention. Only one item remains incomplete.

Ted Michalik presented the first draft of the 2018 Budget proposal for which some items were noted to be amended which he will include in a second draft at the next Board meeting.

The next meeting is scheduled for Tuesday, November 28, 2017 at the Hughes residence, 13513 Arbor Crest Cir.

There being no further business at 7:12 p.m., Chuck Hughes moved to adjourn, Brenda Hughes voiced a second and the vote was unanimous to approve.

Respectfully submitted,

C. Clayton Rock
secretary