

Board Meeting Minutes
2018-4-24 Spring Arbor

SPRING ARBOR CONDOMINIUM ASSOCIATION
BOARD OF DIRECTORS MEETING
APRIL 24, 2018

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 and Steve Roling. Also present was Amber Gabbard of Mulloy Properties. Absent was Clayton Rock. New residents, Bob and Marg Graves, 13631 Arbor Crest Circle were also present.

The minutes of the Board of February 27, 2018 were reviewed and approved. Motion was made by Steve Roling and seconded by Ted Michalik.

Ted Michalik presented the financial report and budget. We are on budget for most items and overall under budget. No one had any questions. Steve Roling moved for approval and Brenda Hughes seconded.

Amber Gabbard from Mulloy discussed issues that home owners had called about and declared that they were either completed or in the works.

Steve presented Spring Arbor Landscaping and Maintenance projects for 2018. The following are the projects:

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|---|-------------|
| 1. Sidewalk Raised along Spring Station Rd | completed |
| 2. All residences Power washed | completed |
| 3. Painting front entrances and touchups cost of \$75.00 per unit | in progress |
| 4. Landscaping improvements certain condos | 2-3 weeks |
| 5. Plan on doing 3 more homes with gutter guards | |
| Timing to be determined | |

Steve also stated that we have a new site Manager. Kevin has moved into a different position with Greenscapes and Michael Brown is our new manager. Steve indicated that he has had discussions with Michael and that he has agreed to have twigs, paper etc picked up before mowing and that mowing will not be done when the ground is wet. This should prevent the ruts that we have been having when the mowers slide down the hills. He also said that we would spray again for weeds since the first job was not done properly.

Steve indicated that mulching would be done the first week of May. Cost of the mulching is \$7,500.00. He also presented a list of 15 homes that need landscaping work done. This work will be done over the next few months at a cost of \$2,075.00.

Motion was made by Steve Roling and seconded by Chuck Hughes to do the work on the 15 homes.

Bea Jones reported on the recent neighborhood lunch. There were 3 people in attendance. Bea plans to have another lunch in May and then stop for the summer. She also indicated that the spring social will be held June 7th @ Forest Springs Health Campus. This is the location we have used for our last two socials. More information will be forthcoming.

Our Annual Meeting is scheduled for May 22, 2018 with the Board meeting at 6:00 p.m. and the Annual meeting at 7:00 p.m. The meeting will take place at Grace Evangelical Church on Factory Lane.

Motion to adjourn was made by Steve Roling and seconded by Bea Jones.

Respectfully submitted,

Chuck Hughes
Vice President