

BARRINGTON PARK HOA  
MINUTES OF BOARD MEETING  
January 14, 2010

Present: Thelma, Greg, Dave, Donna, Deloris, Eldon, Steve and Bruce  
Absent: Roseanne and Charlie

Board Meeting called to order at 6:30 by Thelma.  
Minutes from last meeting were approved with corrections.

### **Committee Reports:**

**ARCHITECTURAL:** Steve Walker (chair) talked about replacement of fences on backside of Winfield; there will be some discussion on this later after the committee has a recommendation. Greg suggested that 20% of the condos be checked each year to see if there are any needed repairs. We need a reserve study for a 5, 10, 15 and 20 year plan.

**APPEALS:** Katie Lou Nielson (chair) no appeals.

**BUDGET & FINANCE:** Donna Hagblom (chair) budget completed

**CC&R'S:** Thelma (chair) the renter & pet issue will be discussed at annual Meeting

**COMPLIANCE:** Dave Lewis (chair) no report

**GROUNDS:** Deloris Lenhart (chair) no report

**NEIGHBORHOOD WATCH:** No report. (No chair or committee).

**NOMINATING:** Carma James: Not present.

**WELCOMING:** Marilyn Long (chair) new homeowners at  
4263 Taryton – Williams and 4309 Abby - Edwards

### **PARK REPORT:**

Bruce went over the balance sheet and the profit and loss reports, He talked about the problem accounts, these are down \$ 4,064.37 from last month; total past due is \$29,122.53, no new lien filed, foreclosure process was started on two units.

Job order status (64 new 70 closed), 111 still open

Obtaining bids for roof repair and replacement and fertilizing.

Working on fuel trailer, there will be a log book for each vehicle and lawnmower showing where the gas is going.

Major carport damage due to collision by homeowner, this was repaired by our workers, homeowner will be charged for the repairs.

The Meadowbrook Condos Board will look at removing the trees at the south end of Rugby, per our request before damages occur.

**BOARD DECISIONS:**

The board looked at three bids for roof repair \$ 9,600.00, 4,800.00 and 4,600.00 per building materials were included, the strip off is not included this will be done by our workers.

The CC&R committee will need to go over the issue of rental property and dog issues for the annual meeting.

All board members need to go over the director rules and email Thelma any needed changes. Adding new information on late charges, a payment is late on the fifteenth of the month, a late charge of \$25.00 or 5% which ever is larger will be added on the 20<sup>th</sup> and once a past due amount reaches \$1,000.00 foreclosure will be started. (This was approved by all board members).

We received a bid to install solar panels, \$5,500.00, they will build rack to our specks, provide any needed material, steel and or pvc pipe, they will hook up the pumps and get permits and make sure everything is approved, this will include all labor, (the original bid was \$3,500.00 this was for material only), (should save us \$1,500.00 per year). The Board approved for this to be done ASAP.

**COMPLAINTS:**

Complaint letter sent last month about a dog barking (dog still barking) they will now be fined.

Meeting adjourned 7:58 PM

Next Meeting February 11, 2009 at 6:30 PM