



MINUTES  
VILLAGE AT CORDATA NORTHSIDE CONDOMINIUM ASSOCIATION  
MONTHLY BOARD OF DIRECTOR'S MEETING  
Thursday February 13, 2014 at 2:00 P.M. In Clubhouse

CALL TO ORDER: by President Mike Kirk at 2:00 PM  
Attendance: Sue Conger, Mike Kirk, Lynn Kirlin, Earl Sheneman:  
Excused: Cindy Asprey, Larry Green, Caroline Yaude  
Members: Pete Asprey, Constance Collier, Lynn Dager, Mike Onorato

MINUTES OF PREVIOUS MEETING (Caroline N. Yaude) December 12, Meeting Motion to approve, Earl S., seconded by Lynn K., approve.

TREASURER REPORT: (Earl Sheneman)

- ☒ All monthly assessments collected and deposited in Credit Union
- ☒ No pending bills
- ☒ General Fund balance 1/31/2014, \$37,832.57
- ☒ Explanation of Contingency fund line in general fund balance sheet
- ☒ Motion to approve, Lynn K., seconded, Sue C. Motion approved.

BUILDING AND GROUNDS REPORT: (Larry Green) via Mike Kirk:

- ☒ Sidewalks, curbs, gutters being pressure washed, work will continue as weather permits; driveways and streets have been treated to kill moss.
- ☒ Motion to approve front yard patio unit 1214 by Lynn K., seconded by Earls., motion approved. ✓
- ☒ Motion to approve removal and rebuilding of deck unit #1240 made by Lynn K. seconded by Sue C., motion approved. ✓
- ☒ Letter regarding deck maintenance motion to approve, Sue C., seconded by Lynn K., motion approved. ✓

COMMUNITY: (Caroline N. Yaude) via Mike Kirk

- ☒ June Road opened officially.
- ☒ Eliza sidewalk and bike lane to be completed in 2015 (between Westerly and Kellogg)
- ☒ Horton west to Aldrich study approved
- ☒ Stuart/Cordata minor upgrades at crosswalks parallel to Cordata will be made this summer

UNFINISHED BUSINESS:

- ☒ Discussion held on need for 'back-up' of Board members during their absence. Would it be prudent to appoint designees with authority to fill in when key Board members are out of town? Mike K. indicated he will send auto notices asking for residents suggestions on this issue.

NEW BUSINESS:

- ☒ Board members unanimously agreed that the "Newsletter" produced by Caroline Yaude could be reduced from 6 editions per year to 4 per year. Should pertinent information develop between newsletters it could be covered by a one page flyer.
- ☒ Earl S. presented the most recent Reserve Study outlining the Association's 30 year plan. Mike Kirk said the Board members will be asked to study the plan and make it available to all owners. Then he will schedule various opportunities to go over the plan in depth with owners.
- ☒ Mike asked the Board members to familiarize themselves with the Rules and Regs. by-laws,





covenants and Reserve Study. In future months he will schedule discussions on each of these items. Specifically he asked Board members to read the Rules and Regulations by the next meeting.

#### OPEN DISCUSSION

- ☒ Pete Asprey volunteered to assist in updating the Association's records electronically, specifically the "Reserve Study."
- ☒ Constance Collier advised Mike that she has archival info/records available.
- ☒ Mike Onorato suggested inviting Police Officer Mike Young to give a talk to owners about security preparations.

NEXT MEETING: Thursday, March 13, 2014 at 2:00 PM

NEXT SOCIAL EVENT: Tea/Coffee Social Tues. Feb. 25 at 2:00PM

#### ADJOURNMENT:

- ☒ Motion to adjourn Earl S., seconded Lynn k. Motion approved

Submitted by:

*Sue Conger,*

Transcribed by:

*Caroline N. Yaude*

Caroline N. Yaude  
Board Secretary