

# Pebble Creek Condominium

Home Owners Association Board

Minutes of April 3, 2019 Meeting

## In Attendance:

Jim	Board Member
Charles	Board Member
Adna	Key Properties representative

Call to Order 1727

Establish Quorum: Jim & Charlie present.

Approve Board Meeting Minutes

March 2019 Jim motioned/Charlie 2<sup>nd</sup>, approved

Resident In Attendance/Concerns:

Financial:

- a) Delinquency: 4 owners delinquent
- b) Operating: \$12,707
- c) Reserve: \$14,364
- d) Charlie motion to approve Financial Statement, Jim 2<sup>nd</sup>, approved

Maintenance:

- a) Dumpster Issues – 1406 #3 Trees - See attached photos-Done
- b) Siding Issues 1414/1410 – See attached photos-Done
- c) Fencing Issues - See attached photos-Steve to look at Border Fence; Remove Interior Fencing; Adna to post removal for feedback
- d) Debris Piles- see attached photos – All American to Remove
- e) Plumbing Cut Off cleanout-Inspection to be scheduled
- f) Parking Structure Roof Issues-Steve to look at
- g) 1512 #1 coordination with All American- Charlie Follow up
- h) All American Issues - Specific units – Photos- Looking to Identify units with most poop
- i) Down Spout Issue – See attached photos-Steve to look at

Pet Offenders:

Violations: 1512 #4 Planter Box to be removed

Discussion Items:

Walk Through Scheduled for 19 April at 1500

Executive Session / Meeting Adjournment **Motion – Jim; Second – Charlie.** Meeting adjourned 1823