

Bellingham Board of Directors Meeting Minutes

FEB 7, 2018

6:30 pm

Board Members Present — Ginger Todaro and Tom Dunck; Fred Baldwin was absent

Attended by—Charles Britton, Community Manager, and 12 residents of approximately 8 homes

Meeting called to order at 6:30 pm by Ginger Todaro, Board Vice President

The agenda for the meeting is attached plus a Board Action List prepared by Charles Britton of Community Group.

1. Business from the Floor/ Owners Voice

Tom Dunck provided an update on the status of the claim against Boone Homes and the study of the irrigation system done by JRGM. There was also a discussion about each Unit Owner's responsibility to maintain full owner's property insurance. Even though we are a condominium, traditional condo owner's insurance does not provide the necessary insurance coverage. Each owner is encouraged to check with his or her carrier to review coverage and to provide Charles with a copy of the declaration page.

2. Minutes of the December 7, 2017 Meeting were approved.

3. Charles Britton provided the managing agent's report.

The new web-based service by Associa, Town Square, will be launched later in the month and should provide a more robust communication connection with all home owners, including the ability to streamline and track work orders.

The Annual Plan was reviewed.

Five Architectural Modification Requests were approved by the Board since the last meeting. No new Requests were presented at the meeting.

The Winter Newsletter is being mailed this week.

4. Unfinished Business The 2017 – JRMG contract for 2018 was reviewed and approved.

5. New Business

It was announced that Lynn Wright and Cindy Colgin have agreed to serve on the Social Committee

The committees will be meeting with the Board on odd numbered months. The first was held in January, was well attended and the results were very positive.

6. Committee Reports. There were no committee reports

7. There being no further business to come before the meeting, Fred Baldwin adjourned the meeting at 7:40 pm.