

Minutes
Board of Directors
Eastridge IV Condominium Owners
August 17, 2022

BOARD MEMBERS PRESENT: Board Members present were: Jonathan Hartford, Helen Carroll, Karen Walker and Elena Hartford. Representing Snow's Management, Inc. were Pam Snow and Amie Escalante.

EXCUSED: Donya Ide.

CALLED TO ORDER: The meeting was called to order 5:39 p.m. via Zoom.

HOMEOWNER'S FORUM: N/A

MINUTES FROM THE PREVIOUS MEETING: The Minutes from the February 21st, 2022 Board of Director meeting were presented for approval. A motion was made and seconded to approve as written. The motion carried.

FINANCIAL REPORTS: The July 31, 2022 Financial Report was reviewed.

UNFINISHED BUSINESS:

Light Bulb Update: Jonathan Hartford will work with the contractor regarding the common care lightbulbs. The Association will purchase and store the light bulbs (boiler room 1620). Karen Walker mentioned that she prefers soft white lightbulbs and that the lights be on photocells. Jonathan will analyze the electric costs.

Intercom System Update: 1611 & 1661. Stark Technology will begin the installation on Aug. 30th & 31st.

NEW BUSINESS:

Carport Posts: Three car port posts will be replaced by Neilson Construction 1635 (2) and 1641 (1).

Painting and Siding and gutter installation: The Board instructed the managing agent to ask Neilson Construction to rate the building based on need. The Association would like to plan to begin this project summer of 2023. They would like to do this in three phases.

NEW BUSINESS:

1675 Sitka Unit 103: The Board discussed the email dated 8-12-2022 from Neilson Construction. The initial cause of the leak was a pin hole leak in a toilet supply line on the second floor. Costs will be split appropriately between the owner and Association. In addition, the owner has discovered a foundation leak under her flooring. Neilson Construction will monitor this and then report back to the Association.

NEWSLETTER ITEMS:

EXECUTIVE SESSION: n/a

NEXT MEETING: The next Board Meeting is scheduled for October 19th @ 6:00 p.m. via Zoom.

ADJOURNMENT: There being no further business to discuss the meeting adjourned at 6:52 p.m.

Respectfully Submitted:

Pam Snow, PCAM®

Association Manager