

# Coleson Board Meeting Minutes: February 5, 2020

## Board members in attendance:

- Kate Bowerman
- Joe Gems
- Tina Jay
- Tanya Mazarowski
- Kari Uman (via Zoom)

## Officers in attendance:

- Jonathan Miller, Treasurer

## Residents in attendance:

- Carl Friedrich (1668)

**Location:** Lake Anne Elementary (cafeteria)

*Meeting began at 7:05*

- 1. Concrete Sidewalk Repairs:** Tanya moved to hire Bright Construction to repair and replace concrete sidewalks and steps and to authorize spending up to \$10,421 for the work. Kari seconded. All in favor. Motion passed.
  - a. Juan Espinoza from Bright Group Construction** Presented all the work to be done to bring the cluster up to code, but suggested we work through it in stages. They want to build an ongoing relationship with us. The work is warranted for 1 year and they would like to walk the premises twice a year.
- 2. Metal Railing Repairs:** Kate moved to hire Reliable Rails to repair, sand, repaint, and properly anchor all commonly owned metal railings and to install boots on the railings to protect against rust and to authorize spending up to \$11,000 for the work. Joe seconded. All in favor. Motion passed.
- 3. Reserve Study:** Kate moved to hire PM Plus to conduct a Level 1 reserve study. Tina seconded. All in favor. Motion passed. This work should take close to a month to complete.
- 4. Jonathan reviewed** financials and is working on the FY 2021 budget. Tanya will touch base with Save A Tree to see where we are at with the two trees behind 1668 (waiting on crane work) Joe brings up 7 month CD's, Jonathan will look into this.
- 5. Spring Cluster Clean Up** is May 16th.
- 6. Social Committee** Chili Cook-off is March 14th, prizes, activities for kids, fire pit, chilli, etc. Kari will work on Cluster handbook.

7. **Carport Storage Unit Door Replacement:** Joe moved to hire House Doctors to replace the carport storage unit doors with exterior-quality steel doors and to spend up to \$6,000 for the work. Tina seconded. All in favor. Motion passed. Doors will be steel and Joe will confirm that hardware (knobs and locks) are included.
8. **Welcome Baskets for New Homeowners:** Kate moved to authorize spending up to \$250 to buy welcome gift baskets for the four new homeowners. Tina seconded. All in favor. Motion passed.
9. **The Historical Architecture Survey** will walk through the cluster and take pictures next week.
10. **Approve November minutes:** Tanya moved to approve the November 2019 minutes. Joe seconded. All in favor. Motion passed.
11. **Approve December minutes:** Tanya moved to approve the December 2019 minutes. Joe seconded. All in favor. Motion passed.
12. **Approve January minutes:** Kari moved to approve the January 2020 minutes. Joe seconded. All in favor. Motion passed.

*Meeting adjourned at 8:57*

#### **Upcoming Board Meetings & Events**

- **March Board Meeting:** March 4, 2020, at 7 pm, at LAES cafeteria
- **Coleson Cluster Great Chili Cookoff:** March 14, 2020, 5-8 pm, at carports
- **Finalize & Approve Budget Meeting:** March 25, 2020, at 7 pm, at LAES library
- **Annual Meeting:** Thursday, April 2, 2020, at 7 pm, at LAES cafeteria
- **April Board Meeting:** Immediately after the Annual Meeting
- **Spring Cluster Cleanup:** May 16, 2020, at 9 am, at the island