

Agenda
Sunland Condo Owners' Association Division 7
Board of Directors Meeting
March 28, 2024 at 3:00 PM , Gathering Place

Certification of Quorum:

Call to Order:

- Rob Baer, President

President's Comments:

- We need to be efficient as another group has the Gather Place at 5:00 PM.

Secretary's Report:

- Approval of the February 15, 2024 minutes.

Treasurer and Finance/Audit Committee report:

- Financial review of Feb 2024 reports
- Expenditures since 2/29/2024
- Aging Report
- Audit/Tax 2023 report
- Transfers for 1st quarter reserve payments
- 2nd quarter invoice update

Landscape Report:

See additional information on the attached Agenda Report Addendum

- Kelly is conducting walk arounds with Jason Ambro's Landscaping
- Monitoring of plants & bushes damaged this winter is continuing.
- We Love Trees will be back in April to finish the large pruning jobs and to remove a tree from behind 121A.
- Kelly has been working with Brett Ramero from Peninsula Water Solutions to formulate a plan for this year's irrigation management. More information will be provided soon.
- Kelly has begun tracking all Landscape Service Requests that are submitted. Thanks to all owners who have submitted requests, it makes management so much easier.

Maintenance Report:

See additional information on the attached Agenda Report Addendum

The following issues were addressed by maintenance Board members:

- Drainage & Water: 117-A and 117-D, 155 & 157 which remain wet. Looking at a variety of solutions.
- Water leak at 134-B as indicated by Sunland Water excess water use. Resolved.
- Garage Doors: 161 and 163 new seals both doors.
- Windows: 155: seals leaking. Glass replaced.
- Fences: 142-C & D this Summer.
- Planning for deck replacement at 137 D this Summer.
- The owner of 156 D has repaired the structural support of the sunroom.

Data and Records Committee:

- No report

Communications Committee/Newsletter:

- Next newsletter will be delivered on April 15th
- Update on Contact Sheet response

SLOA Report:

- None

Welcoming & Social Committee:

- 50th Anniversary of the Plat of Sunland No. 7, a condominium ...

Governing Documents:

- Rules and Regulation updates
- Bylaw updates

Nominating Committee:

- None

Insurance Committee:

See additional information on the attached Agenda Report Addendum

- Renewal package has been returned to CAU.

New Business:

Old Business:

- Discussion of volunteer maintenance duties

Next Board Meeting:

- April 18, 2024 – 3:00-5:30pm

Adjournment: