

Oneonta Townhomes Homeowner's Association
Board of Directors Meeting
March 21, 2018
1:00 - 2:00 PM
@ KMO Office – 15 NE 3rd Street Gresham

MINUTES

Present: Shay Jarvis, Rosemary Baum, Candace Brown, Kerry Ann O'Halloran, Gerry Barra.

Call to Order – Shay Jarvis-called meeting to order at 1:00 pm.

Owner Requested Items

No requested items.

Reports

Secretary's Report – Gerry Barra- Review 1/17/18 BOD meeting corrected minutes. Review 3/7/18 BOD meeting minutes approved with corrections.

Treasurer's Report – Kerry Ann/Rosemary- As of February 28, 2018, the Operating Account shows a balance of \$3,279.72; the Reserve Account shows a balance of \$46,093.09.

Association Manager's Report-Kerry Ann O'Halloran

- 2018 Reserve Study Update- adjustments have been completed.
- Pacific Light replaced two bulbs in the fixtures over the garages
- Arbor Pro is working on damage to tree on 4th Street
- Hummingbird will install drip system by April 16
- Alan will inspect the driveway to determine if it needs work.
- Contract Alan Veal, Lifetime Exteriors and Richard Huep for bids to repair Punch List items. to come to fix the items that need attention.
- 2018 Draft Budget(s)-Need to determine how much we want to pay to the loan per month.
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President's Report – Shay Jarvis-no report

Unfinished Business

KMO Management Contract Draft-The Board will review for vote at next meeting.

4th Street Roofing Inspection will be conducted March 22.

Status of Proposed Amended and Re-Stated Documents

Irrigation/Landscaping Work

Annual Meeting Date- Tentative date June 25. Location to be determined.

New Business

No new business.

Next Board Meeting - 4/18/18

Adjourn

2:11

The meeting will be conducted under Robert's Rules of Order, with owners given a three minute timeline in which to address requested agenda items before the Board during the "Owner Requested Agenda Items" portion of the meeting. If you have any questions, or wish to request an item be added to the meeting Agenda, please submit to:

Oneonta Board of Directors Attn: Gerry Barra, Secretary C/O KMO 15 NE 3rd Street Gresham, OR 97030 or

kerryann@kmorealestate.com