

AUTUMN HEIGHTS CONDOMINIUM OWNERS ASSOCIATION (AHCOA)

April 20, 2015 BOARD MEETING MINUTES

**MONTHLY MEETING**

The regular monthly meeting of the AHCOA Board was held on Monday, April 20, 2015. Meeting was called to order at 7:00 pm.

**ROLL CALL**

Mike Leewaye, President  
Rosemarie Hall-Heyduk, Vice President  
Pat Beatty, Secretary/Treasurer  
Kerry Cantrell- Z&R Property Management

**HOMEOWNERS FORUM**

- Several residents were in attendance. There was discussion about landscaping, patio partitions, and Mr. Cantrell reported that the street sweeping would take place on April 27, and afterwards potholes would be filled and all speedbumps painted.

**PREVIOUS MINUTES**

- Minutes from March 2015 meeting were reviewed and approved. (M- Leewaye, 2<sup>nd</sup>-Beatty, passed)

**COMMITTEE REPORTS**

- None

**FINANCE REPORT**

Mr. Cantrell reviewed the financials for March 2015. The Association ended the month of March with total assets being \$118,030. The balance consisted of a total of \$123,913 in the Cash Operating Account, in Reserves \$50,865 and Accounts Receivable at \$7,151. The prepaid dues were \$15,572. On the Budget Comparison the Association is \$23,261 under budget for the year in operating expenses. The Reserve allocation for March was partially made.

**MANAGER'S REPORT**

- Mr. Cantrell presented the Legal Collections update, the work order report, and the YTD general ledger.

**NEW BUSINESS**

- The Board reviewed and discussed an amendment to the Z&R Management contract, containing disclosures mandated by new state laws. (M-Leewaye, 2<sup>nd</sup>- Hall-Heyduk, passed)

**UNFINISHED BUSINESS -None**

The letters and other correspondence was reviewed and discussed.

**ADJOURNMENT/NEXT MEETING**

There being no further business, the meeting was adjourned at 7:50pm. The next meeting will be May 18, 2015, at the Association Clubhouse at 7pm.

Respectfully submitted,  
Kerry Cantrell  
Property Manager