

**AUTUMN HEIGHTS CONDOMINIUM OWNERS ASSOCIATION
BOARD MEETING MINUTES**

MONTHLY MEETING

The regular monthly meeting of the AHCOA Board was held on Monday, July 17, 2017. Meeting was called to order at 3:00 pm.

ROLL CALL

Rosemarie Hall-Heyduk, President
Patricia Suttles, VP
Pat Beatty, Secretary/Treasurer
Kerry Cantrell- Z&R Property Management

HEARINGS: NONE

HOMEOWNERS FORUM

- Several homeowners were in attendance. Topics discussed were light maintenance, commercial vehicles on the property, visits from bears, and the upcoming home safety seminar.

PREVIOUS MINUTES

- Minutes from June 2017 meeting were reviewed and approved. (M- Beatty, 2nd-Suttles, passed)

COMMITTEE REPORTS

None

FINANCE REPORT

Mr. Cantrell reviewed the financials for June 2017. The Association ended the month of June with total assets being \$58,598. The balance consisted of a total of \$9,250 in the Cash Operating Account, in Reserves \$48,634 and Accounts Receivable at \$6,614. The prepaid dues were \$13,518. On the Budget Comparison the Association is \$25,046 under budget for the year in operating expenses. The Reserve allocation for June was 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 the existing pool rules and chose to not make any amendments.
- The Board reviewed a legal opinion from the HOA's general counsel regarding background checks for tenants. The opinion stated that the HOA should not require owners to perform them for prospective tenants.

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 4:15pm. The next meeting will be on August 21, 2017, at 3:00 pm.

Respectfully submitted,
Kerry Cantrell, Property Manager