

University Park Homeowners Association, Inc.

Board of Directors Meeting Minutes

September 11, 2017

The meeting of the Board of Directors was called to order at 4:00 p.m. Present were:

Janice Harris	President
Judith Walton	Vice President
Ray Hendershot	Director at Large
Nancy Bunker	Director at Large
Jim Furlong	Director at Large
Derek Patterson	Property Manager
Excused Absences: Teri Bergstrom	Secretary
Jim Brown	Treasurer

Owner Forum / Hearings:

No members were present.

Secretary's Report:

The August meeting minutes were approved as submitted.

Financial Report:

Mr. Patterson presented the July finances. The Balance Sheet and the Income and Expense Comparative statements were reviewed. A question and answer period followed.

The AGED Receivables report was reviewed. The owners of 1980 Milliken Court submitted a request to have legal and late fees removed. A motion was made to deny the request which carried 5-0.

Mr. Patterson presented the **Manager's Report**.

The draft 2018 Budget was reviewed. It was agreed to increase the Contingency line item to balance the budget. A motion was made to approve the budget, with the dues remaining at \$375/year which carried 5-0.

The 2017 Top 10 list was reviewed. Updates were noted.

The water usage spread sheet was reviewed.

Committee Reports (Architectural Control ACC & Landscaping LC):

ACC activity was reviewed.

LC activity was reviewed.

Old / New Business:

There was discussion on the annual meeting.

The monthly crime report maps were reviewed.

There was discussion on possibly amending the Covenants to implement a rental time limit of no less than 6-months and to implement restrictions on Marijuana growth and distribution. Legal advice on the amendment process and costs will be sought.

There being no further business, the meeting was adjourned at 5:12 p.m.



Derek Patterson
Property Manager