

SSCA Minutes 2014-03-17

Monday, March 17, 2014 6:00 PM

- Attendees:
 - Evan Helmeid (president, secretary)
 - Karlee McMichael (vice president, treasurer)
 - James Benderson (board member) (via phone)
 - Judy Morgan (board member)
 - Cliff Watson (SSCA member)

- Time:
 - Called to order at 6:05pm
 - Adjourned at 7:10pm

I. Call to Order

- Treasurer Report (C. Watson)
 - Accounts status as of 03/17/2014

Account	Funds
Favour Group trust	\$5,000
SSCA Reserves Acct	\$25,364
SSCA Operations Acct	\$28,397
Total	\$58,761

- Financial Report (T. Brown)
 - Units in arrears: 17 (as of 03/17/2014)
 - Units with the attorney: 5
 - Units with unpaid dues for current month: 12

II. New Business

- Approval of minutes for 2014-01-13, 2014-02-14, 2014-02-21, 2014-02-27
 - VOTE
 - Motion: Miss McMichael
 - Second: Mrs. Morgan
 - Result: Unanimous
- Favour Group talking points
 - FHA Certification
 - We are eligible to apply again
 - VOTE:
 - ◆ Motion to apply for FHA certification: Miss McMichael
 - ◆ Second: Mrs. Morgan
 - ◆ Vote: unanimous
 - ACTION to Mr. Helmeid
 - ◆ Begin FHA Certification application process
- Repair and maintenance:
 - January Freeze unit repair status
 - Building 4 repairs nearly complete
 - ACTION to Favour Group
 - ◆ Acquire cost estimate for repair of damaged ceilings in units 4F and 4M

- Clubhouse repairs
 - ACTION to Favour Group
 - ◆ Resume repairs of clubhouse walls
 - ACTION to Miss McMichael
 - ◆ Develop a repair plan for the board to vote on
- Unit 7G rain damage
 - Bid for repair:
 - Amount: \$720
 - Contractor: Hereford Construction Co.
 - VOTE
 - Motion to approve bid and begin repairs: Miss McMichael
 - Second: Mrs. Morgan
 - Result: Unanimous
 - ACTION to Favour Group
 - Initiate repairs of unit 7G in accordance with approved bid
- Unit 5K gutter clog
 - Unit 5K is fixed
 - ACTION to Favour Group:
 - Assess need for other buildings to have gutters cleaned

III. Old Business

- Installation of separate thermostat in the clubhouse by AC Systems
 - Board approval not needed
 - Contractor: AC Systems
 - Anticipated completion: done
- Clubhouse HVAC repair by AC Systems
 - Repairs completed 03/06/2014
- Cook's Pest Control
 - Payment of year in full

IV. Public Comment (LIMIT 5 minutes per topic)

- None

V. Executive Session (if required)

- None