

Columbia Point Condominiums

Homeowner's Association

MINUTES

May 16, 2013

BOARD MEETING

Meeting Location: 233 N. Hayden Bay Drive, Portland OR 97217

Board Members Present: Ellen Seminara, Lou Olson, Kim Knap. Absent: Jeff Warila,

1. **6:33 PM: OPENING OF MEETING:**

OPEN FORUM: Homeowner Issues

There was no discussion of new issues of those in attendance at this time.

2. **FINANCIAL REPORTING AND REVIEW:**

REPORTS OF OFFICERS AND PROPERTY MANAGER

There was a general update provided by the Treasurer and the account balances as listed below:

Financial Reporting

Current Funds Available as of 4-30-13:

\$ 62,596.04	General Operating Account
\$ 53,344.96	Reserve Money Market Account
\$ 118,194.73	Reserve Money Market Account
\$ 24,439.44	Construction Defect Account (Reserve)

Property Manager Report:

Owner Balances: There are five larger delinquent accounts turned over to the Law Firm .

3. **COMMITTEES:**

Landscape Committee: Kim Knapp briefly discussed the completion of recent plantings and overall improvements with possible thatching to be done later in the year.

Clemmens Irrigation Invoice: There was open discussion of the sprinkler system invoice from last year. Since the work was not completed and not satisfactory there was a motion passed to deduct the actual cost to complete the work that was not done and then to deduct that amount from the invoicing from Clemmens Irrigation.

4. **UNFINISHED BUSINESS AND NEW BUSINESS:**

Pool, Key Card Distribution: There was brief discussion of the new key card system for the outdoor pool and how this would be implemented. The weekend designated for signing up and getting a key card is to be Saturday and Sunday, May 18th and 19th at the Columbia Point West Clubhouse.

5. Next Meeting: June 20th, 6:30 PM.

6. ** ADJOURNMENT: 7:25 PM

Respectfully Submitted,
Tim Benintendi
Affinity Group Inc.
Property Manager, Broker