

January 14, 2010

Holland Park Homeowners Association Meeting Thursday January 14, 2010

Meeting Minutes

Attendees: Matt Dyal; President, Jennifer Cunnington; Vice President, Harold Lesch, Secretary

Homeowners: One homeowner attended

Start Time: 7:10 pm

End Time: 8:35 pm

Tim Benintendi, Property Manager/Broker-Affinity Group Inc. attended

Items discussed and acted upon:

1. Minutes of October 2009 were approved as submitted.
2. MSP that the board establish our fiscal year to run January to December and that our CPA will file the necessary returns to catch us up to 12/31/09. This was a holdover issue from Northwest Property Management.
3. Annual meeting set for Wednesday February 24th at 7:15 PM, location TBD. Secretary/Treasurer board position is up for election.
4. Reserve study: Board approved Affinity Group to contract for Reserve Study required by law not to exceed \$1000.
5. Available funds as of December 31, 2009
General Operating Funds: \$8,037.47
Money Market Account: \$11,707.50
6. MSP to approve preliminary 2010 budget to be presented at the annual meeting. No increase in monthly dues is anticipated.
7. Dues liens and homeowner violation fines are being processed. Only two homeowners are in violation at this time. As foreclosed homes are sold the dues lien issues are decreasing.
8. The board anticipates some expenses in dealing with tree trimming, dead and dying plants in the front yards and common areas.

Next meeting on Wednesday February 24th at 7:15 PM.

Minutes compiled by Harold Lesch-Secretary