

**MINUTES OF THE MONTHLY MEETING  
 MASTER BOARD OF DIRECTORS  
 VALHALLA MANAGEMENT ASSOCIATION  
 August 15, 2017**

- I. ROLL CALL & CALL TO ORDER: The meeting of the Master Board of Directors was held August 15, 2017 at the Valhalla Recreation Center. Brian Kroeger, President called the meeting to order at 7:00 p.m.

The following Directors were Present as indicated below:

<b>Name &amp; Assn.</b>	<b>Present Absent Sub</b>	<b>Name &amp; Assn</b>	<b>Present Absent Sub</b>
Delores Robertson, Assn 1	Present	Mike Chafee, Assn 9	Present
Mike Fenske, Assn. 2 Vice President	Present	Elaine Wiegert, Assn 10	Present
Brian Kroeger, Assn 3 President	Present	Linda Castiglioni, Assn 11 - Secretary	Absent
Mike Laude, Assn 4	Absent	Bob Retzlaff, Assn 12	Absent
Xavier Frigola-Baro, Assn 5	Present	Jim Iverson, Assn 12	Present
Louis Ohly, Assn 6	Absent	Jan Bailey, Assn 15	Present
Laxman Rajput, Assn 7	Present	Wayne Jasperson, Assn 15 - Treasurer	Present
Jan Kauphsman Assn 8	Present	Stacy Hrtanek, General Manager Matt Brown, Supervisor	Present  Present

- I. READING OF MINUTES: Minutes from the August 18, 2017 meeting were presented. A motion was made and seconded to waive the reading and to approve the minutes as written. No further discussion. Motion carried.
- II. TREASURER’S REPORT: Stacy Hrtanek reported August 2017 Delinquency Report – attached. Amendment requested to be made from building 9-unit 15, to building 11-unit 15.
- III. STANDING COMMITTEE REPORTS  
 a. Finance Committee. Wayne Jasperson reporting. No meeting.

- b. Building and Grounds Committee. A motion was made and seconded to approve the minutes of July 27, 2017 committee, with amendments from Jim Iverson and Matt Brown. A motion to approve the action already taken for the furnace and AC replaced by Superior mechanical was put forth and seconded. Motion carried.
- c. Pool and Recreation Building Committee. Kathy Schwartz – Thanked the master board for the National Night Out support. There is lesson learned meeting tomorrow – August 16, 2017.
- d. Executive Committee. Brian Kroeger – re-aligned with the master board meeting.

3 violations:

- Smoking violation – 2<sup>nd</sup> offense, \$50 fine recommended
- Disruption – no fine recommended; extend the swimming pool, and exercise room ban to the rest of the season
- Smoking violation - 4<sup>th</sup> offense, \$50 fine recommended

A motion was made and seconded. Motion carried.

- e. Wage & Benefits Committee. Jim Iverson. No meeting.

IV. MANAGER’S REPORT: Stacy Hrtanek. See attached Manager’s Report dated August 18, 2017.

V. MAINTENANCE DEPARTMENT REPORT: Matt Brown Supervisor – AC and furnace was replaced for the office.

VI. UNFINISHED BUSINESS: None.

VII. NEW BUSINESS: Brian Kroger recommended signage for the front of compound be changed.

VIII. ANNOUNCEMENTS: None

IX. OPEN COMMENT TIME: Iris seconded Brian Kroger comments about the signage.

X. ADJOURNMENT: A motion was made and seconded to adjourn the meeting. No further discussion. Motion carried. The meeting was adjourned at 7:31 p.m.

Respectfully submitted, Laxmansingh Rajput for Linda Castiglioni, Secretary

## *General Manager's Report*

*August 2017*

### *ACH*

The conversion process regarding ACH continues within the office. A "Direct Deposit for Monthly Association Dues and/or Garage Rentals" was mailed out to current ACH users. This form will be required to remain on ACH after January 1 and all new owners and tenants will be required to file out the new form. The form is also available on our website's home page under "Neighborhood News."

### *Companion Pet Audit*

The Office has begun auditing Valhalla's records regarding companion pets. This is due to receiving complaints regarding pets that were not on file with Valhalla Management. Per our Resident Policies Article VIII, Valhalla Management will require annual written verification of the need on January 1<sup>st</sup> of each year.

### *National Night Out*

Thank you to everyone who was able to attend this year's event on August 1. It was a beautiful potluck even with the brief rain shower. I am blown away by the strong sense of community Valhalla residents have.

With respect,

Stacy Hrtanek