

Sunridge at Avon DBA LiftView Condominiums

Board of Directors Meeting

Via Zoom

April 13th, 2021 6:00 pm

1. Call to Order @6:05 pm
2. Verification of quorum-established with Dave, Amanda, Magdalena, Phil, Constance, Tiffany, Zach present with manager Jeff Lineback.
3. Owner Presentation
 - A209 owner had indicated she would like to address board regarding booting but I am waiting for official confirmation. *Jeff will continue to manage unfortunate boots with the board approved budgeted amount.*
4. Reading for approval of:
 - 10-13-20 Minutes approved (P/T)
5. Financial Review
 - A/R-no owner is even over 30 days late.
 - Budget Review-halfway through fiscal year and all categories are under budget.
6. Manager's Report-mild snow removal season with no roof or loader service. We will continue with landscaping improvements, concrete repairs, parking lot repairs, east garage door improvement.
7. Old Business
 - Auto Water Shutoff Follow Up-Jeff to put in owner/tenant mailing
 - Drain strainer update-all but 22 units have strainers installed. All should be complete by the end of April. HOA has had zero backups in strainer units.
8. New Business
 - Future considerations-jeff to put together preliminary numbers for upgrading maintenance shed.
 - Security cameras and policy review-Camera coverage and current policy of providing access to police only will continue.
 - Owner mailing regarding tenants-jeff to send out via email and ricardo to place on all doors.
 - Manager/board communications: Jeff will issue more timely and poignant communications with the board in lieu of weekly management reports.
 - A112 drain replacement-will schedule with the owner this spring.
 - Management Contract-Jeff to provide several coverage options with the proposed

contract

- Community Garden-Connie and Amanda will work on communicating to all residents for early sign up and will also explore expanding hours and providing multi-year rentals.

9. Next Meeting: July 13th 2021 6:00 PM

10. Adjournment at 7:05pm (P/M)