

**Lanai Homeowners Association**  
Thursday, August 15<sup>th</sup>, 2019

Meeting was called to order by President Gary Jugert at 7pm. Members present were: Gary Jugert, Toby Clark, Mackenzie Clark, Katie Moriarty. Absent were: Chrisann Steurer, Frank Branham, Nick Zoller. Also present was David Ariss, Centennial Property Services.

Motion to approve July minutes by Gary. Minutes for July were approved.

**Treasurer's Report:** Toby- total assets \$93,099.28. We are off budget due to the natural gas project.

**Board Reports:**

**Building Update:** Lenny-New floor and lights were installed in the elevator. Starting a program to sanitize the washing machines every other week. Working on touching up paint. Replacement corner guards for the lobby. Drapes for the 12th floor are being cleaned. We are going to get the garage power washed. Dates TBD. If you have something that is bothering you, please submit a work order. The old workshop is going to be converted in to a bike area.

Green Thumbs / Give-Away Table: Kate-Thank you to everyone that is helping with watering. If you have any ideas for fall plantings, please let Kate know.

Giveaway table-Kate is going to be checking the table regularly and donate anything that isn't claimed. Please keep the giveaway table clean

Social Group-August 24th is the next movie night.

President's Report: Gary--

Office Manager Search- we interviewed for the office manager position. We are looking to possibly turn that position into a full property management position.

Laundry Cleanliness- Gary received a photo of how gross the washers are. Please do not wash your dog items in the washers, this seems to be a large part of the problem. The machines are being washed, but it builds up quickly. Lenny is going to do a bi-weekly sanitary wash.

Work Orders- We have a work order system to follow for any maintenance in the building, you have to use the system. If you find any work that needs to be done, see the front page of the Lanai website, fill out a form, and it is sent directly to Gary.

2018 Audit Posted Online- We have a books audited every year and our financials are in good order. They are posted on the website if you would like to read them.

Package Closet -There are a lot of packages in the closet. They will not be brought to your unit. If you ordered something and do not have it yet, please check the closet.

Budget Meetings-Two chances to come in and talk about how you would like to spend money in next years budget.

-Thursday October 3<sup>rd</sup> at 7:30 pm

-Saturday October 5<sup>th</sup> at 10 am

### **Old Business for Approval**

Dumpster Fee-\$15 per week to have a dumpster on our property. Mackenzie motioned to approve. Approved.

BBQ Grill Rules-You cannot use the grills until you've been trained. Bob, Mackenzie, Kate, and Donna can train you. Toby motioned to approve the Grill rules. Grill rules approved.

### **New Business Items for Discussion**

-None

### **Homeowners Forum**

-Please remember to close the umbrellas at the pool.

-Guest parking- If you notice a car abusing the guest parking, please send a photo of the car to Gary. Please be sure to use the yellow or blue Lanai parking tags if you are using the guest parking.