

Realty One LYC Board Meeting 12-1-18

Attendees: Molly, Detlef, Emilly, Shannon, Kathleen, Marilyn M., Marilyn L., Forrest

Regrets: Tanner

Molly called the meeting to order

We approved the previous meeting's minutes.

FINANCIALS

Financials were well done.

Molly requested that coupon booklets go out before January 1st and Forrest said they would.

Each board member will receive invoices from Realty One.

MetCo invoice was unclear. We're paying \$505 per month. Marilyn M. will review the invoice when sent by Dana.

Isels paid our legal fees and all is settled for 6840 #5.

Post office is slip shod on delivery to the Realty One office with LYC dues payments and more. Coupons should hopefully correct that.

NEW BUSINESS

Altitude Financial Services are a legal agency with debt collection. Forrest ran off copies for everyone. We need to review the contract and vote on them representing us which will be done when we get to COLLECTIONS. It would be non-retainer.

Valves are broken and in need of repair at the 6840 property's Fire Suppression Room. It could create flooding in #1 and #2 crawl spaces. Forrest will notify Dana who will check if we have a contract with someone currently to do the work. If not, Dana'll have a business they're acquainted with do the work. Other building's Fire Suppression Closets need to be checked at the same time also.

OPEN ISSUES

There were complaints about swallow nests and their debris. Power washing will be done when weather permits.

Forrest presented retaining wall bid. The cost came to \$12,650.00. We should have \$2,000 to \$3,000 per unit in reserves according to industry standards. Marilyn will check on what we actually have in reserves. We need an engineer to check on the bottom retaining walls, Forrest will see to it. We will get a bid on 6840 wall as well, Forrest will see to it. Forrest will get 1 more bid, maybe 2 more. We will vote by email. Capping off the irrigation will be put into the contract. We ask for a match, as much as possible, with the existing stone on the 6850 retaining wall. We hope for and need bids by the end of December.

Marilyn M. and Molly will be co-signers for checks when needed.

We as a board are insured, but we don't know values or details of our coverage. Forrest will make that info available to us, along with all our insurance coverage for the buildings, when he gets it.

Our DORA is expired. Dana will renew it.

Our easement agreement with YC1 is still unsettled.

COLLECTIONS

We read Alltitudes contract and voted on using them on an individual fee basis. The vote was unanimous.

If residents are 2 months or more out on dues payment, Realty One sends a letter. If no response, a payment plan is set up for 6 months, and if there's no response, then lawyer's will send a letter about 3 months out for which we pay a fee. We will start the collections process on Lozados at 6850 #1.

Lakeside Yacht Club Condominium Association
2018 Annual Meeting

There are no 2018 Annual Meeting minutes for 2018 Annual Meeting of Lakeside Yacht Club Condominium Association.