

MARINA VILLAS ASSOCIATION
BOARD OF DIRECTORS MEETING
JANUARY 17, 2020

Present: Gary Ferguson, Randy Guyer, and Linda Maxwell.

Diane Lee, Geig Lee (FPM)

Approval of minutes: R. Guyer motioned to approve the December minutes. L. Maxwell seconded this motion and the motion carried.

Financial Report: Finances seem to be on track. G. Ferguson stated he will need to gather more information on bridges to finalize material cost. Ferguson stated a community meeting will be held in March.

Condo Association Meeting: No report this month.

Work orders: G. Lee stated an updated work order list will be done early 2020.

Lee stated 8 or 9 entry doors have been painted, not all residents would allow access. G. Ferguson will regenerate a new list for Geig to work on during the next 3 to 4 good weather days.

241-247 Building will have chimney work. A walk around will be done early March to prioritize repairs. Unit 144 will need some work per the pending sales inspection report. G. Lee will be inspecting Unit 128 windows.

Old Business:

1) Dryer vent inspections: G. Lee stated there are 2 dryer vents left to inspect.

3) Bridge project: G. Ferguson stated Randy and himself will be looking at Timber Tec and Trex for material selection.

6) Landscaping/MerryScapes: Merry Scapes has received the list of juniper and liriop removals and crepe myrtle installation.

10) Buildings repair punchlist: Will be done during walk through.

21) Gutter plan: G. Ferguson is in the process of obtaining prices. Water seems to be coming over gutters due to drains being clogged.

31) Develop List of Owner improvement: R. Guyer will follow up with Elaine.

32) Evaluate all bridges boards and pickets/handrail for immediate needed repair: All visibly rotten bridge boards have been repaired.

35) Handrail and lighting at steps on sidewalk between 120 and 110 building, safety issue: G. Lee stated this has been completed. A solar powered light will be ordered and installed.

40) Building Paint Committee Update: L. Thomas and S. Daugherty are discussing colors, they will coordinate colors with the bridge project materials. Earth tone colors will be used.

42) Shrubbery, trees/limbs needed trimming that are close to or touching building walls, gutters or roofs: These issues will be determined at the time of the walk around.

44) Steps to storage behind 323 CoveView: G. Lee stated this has been corrected.

45) Exposed A/C unit at side of 201/203 CoveView. Also lattice does not cover propane tank: L. Maxwell will draft a letter and send to D. Lee for mailing.

New Business:

53) Under condo insulation concerns: G. Lee will investigate L. Maxwells, unit at entry for cold and smells.

Schedule 2020 Board meeting dates:

February 7, 2020

March 13, 2020

April 24, 2020

May 22, 2020

The meeting went into executive session.