

**GLENWOOD ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
FEBRUARY 19, 2018  
MINUTES**

**NOTICE** Upon due notice given and received, the regular meeting of the Board of Directors of Glenwood Association was held on February 19, 2018 at 6:30pm, at the Community Clubhouse.

**PRESENT** Judy Flowers, President  
Jeannine DeMarks, Vice President  
Virginia Luzi, Treasurer  
Helen Chang, Secretary  
  
Dona Goetz, StoneKastle Community Management, Inc.

**ABSENT** Vincent Kim, Member at Large

**CALL TO ORDER** The Meeting was called to order at 6:31 PM by Judy Flowers, President.

**GUEST** Joseph Hernandez with Antis Roofing was not able to attend at this time but will be present at the March 19, 2018 Meeting.

**PLEDGE OF ALEGIANCE** The Pledge of Allegiance was recited to start the meeting.

**OPEN FORUM** This is a time designated for the homeowners to address the Board. Each owner has a time limit set forth by the Board that they are allotted to address the Board.

**COMMITTEE REPORTS** The Board was made aware that the Painting Committee now consists of 2 homeowners and the Board is still seeking a chair for this committee.

**CONSENT CALENDAR** A Motion was made, seconded and unanimously carried to approve the January 15, 2018 Regular Meeting Minutes.  
  
A Motion was made, seconded and unanimously carried to approve the January 31, 2018 financial statements subject to audit at the fiscal year end.

**MANAGEMENT FINANCIAL REPORT** Reserve Study  
As of the last reserve study performed on July 2017, the community was 70.2% funded. A healthy association is at least 75% funded.

**GLENWOOD ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
FEBRUARY 19, 2018 - PAGE 2**

**NEW BUSINESS**

Treeco Maintenance Proposal

A Motion was made, seconded and unanimously carried to approve Treeco Maintenance's proposal to remove and grind 1 Magnolia tree at 835 W. Glenwood Cir., at a cost of \$875.00.

A Motion was made, seconded and unanimously carried to approve Treeco Maintenance's proposal to crown the Podocarpus at 665 W. Glenwood, and 657 W. Glenwood at a cost of \$600.00.

Draft Audit

A Motion was made, seconded and unanimously carried to approve the draft audit submitted by VanDerPol & Company.

Patio Furniture Proposals

A Motion was made, seconded and unanimously carried to approve Seabreeze Patio Furniture's proposal to replace the lounge chairs and umbrellas at the pool area and remove old furniture, at a cost of \$4,067.56.

810 W. Glenwood Circle – Roof Repair Proposal

A Motion was made, seconded and unanimously carried to approve Antis Roofing's proposal for roof repairs at the above mentioned address, at a cost of \$1,873.00.

Manhole Repair Proposal

A Motion was made, seconded and unanimously carried to approve Quickel Paving to repair 2 manhole covers, at a cost of \$2,200.00.

Lighting Maintenance Proposals

The Board directed Management to contact Tyler Lighting for a new contract with correct number of lights to maintain.

Draft Addendum on Satellite Dishes

The Board directed Management to contact David Cane with revision to the draft addendum at no cost.

**ARCHITECTURAL  
REVIEW**

686 Glenwood Dr. – Fence

A Motion was made, seconded and unanimously carried to ratify the approval to replace their fence with like for like.

**ADJOURN**

There being no further business to come before the Board of Directors at this time, the meeting was adjourned at 7:15 p.m.

**ATTEST**

Respectfully Submitted by Dona Goetz, Manager, StoneKastle Community Management.

GLENWOOD ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
FEBRUARY 19, 2018 - PAGE 3

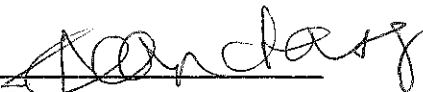
APPROVED

  
Chairman of the Meeting

SECRETARY'S CERTIFICATE

I hereby certify that I am the duly Appointed and Acting Secretary of Glenwood Association, and do hereby certify under penalty of perjury that the foregoing is a true and correct copy of the Minutes of the Board of Directors Meeting held February 19, 2018 as approved by the Chairman of the Meeting.

Dated: 03-19-18

  
Secretary