

**GLENWOOD ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
APRIL 16, 2018
MINUTES**

NOTICE Upon due notice given and received, the regular meeting of the Board of Directors of Glenwood Association was held on April 16, 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 6:30 PM by Judy Flowers, President.

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. There were 4 homeowner's present.

COMMITTEE REPORTS
Clubhouse
The Board directed Management to advise Personal Touch to replace the sign in sheet in the bulletin board.

Painting
The Board directed Management to request Phil Demarks to submit a time line for the painting project.

CONSENT CALENDAR

A Motion was made, seconded and unanimously carried to approve the March 19, 2018 Regular Meeting Minutes with revisions.

A Motion was made, seconded and unanimously carried to approve the March 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 70.6% funded. A healthy association is at least 75% funded.

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NEW BUSINESS

Landscape Proposal & Requests

A Motion was made, seconded and unanimously carried to approve Villa Park Landscape's proposals as follows:

- April Landscape Walk, at a cost of \$50.00 only to remove vegetation
- Addition irrigation at 861 Glenwood Circ., at a cost of \$210.00

Homeowner's Requests

852 Glenwood Cir.

The Board reviewed the owners request to have the trees behind her unit trimmed. The Landscape Committee will inspect on their May walk with Villa Park Landscape.

675 Glenwood Dr.

The Board reviewed the owners request to have the roots or tree removed in the front of the unit. The Board directed Management to request TreeCo to inspect and report back.

Roof Update

The Board reviewed correspondence from Antis Roofing regarding the lack of tile pans throughout the community. No action.

Property Inspection

The Board reviewed the correspondence submitted by Director Flowers regarding 2 violations at 805 Glenwood Terrace. The Board directed Management to send 2 violations letters for this address.

ARCHITECTURAL
REVIEW

None at this time

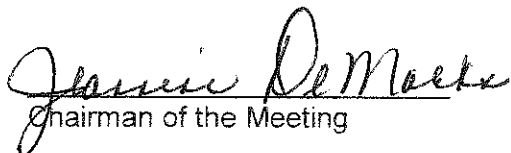
ADJOURN

There being no further business to come before the Board of Directors at this time, the meeting was adjourned at 8:01 p.m.

ATTEST

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

APPROVED

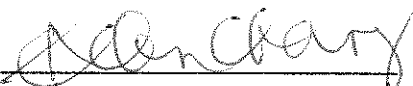

Chairman of the Meeting

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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 April 16, 2018 as approved by the Chairman of the Meeting.

Dated: 5-21-18


Secretary