

**Minutes of the Open Meeting
Wednesday October 11, 2017
Lake Park Village Clubhouse**

Board Members Present:

Don Kozak
John Dobel
Karen Dobel
Tom Ruddy
Brian Goedken

Management: Tri-City Property Management Inc.

(480) 844-2224
Bryan Palmaioli ext 114 bryan.palmaioli@tcpm.net

Homeowners Present

Units 13, 12 and 60

Vendors Present –

Scott Williams, Clean Cut

Call meeting to order: John Dobel called the meeting to order at 3:08 pm.

Homeowners Forum

Project Report

Lake Corners Rejuvenation (Brian Goedken & Scott Williams)

Lake Fountain (Tom Ruddy) – report moved to November meeting

Approval of Minutes:

Motion: John moved to approve the September Open and Executive Meeting minutes as written. Don seconded the motion. Motion passed unanimously.

Financial Report:

Motion: John moved to approve the financial report for September pending audit. Don seconded the motion. Motion was tabled until corrections are made to the report.

Motions:

Topic: Install a Valve Extension on the Main Valve

Motion: John moved to approve the purchase of a valve extension so that a top nut would be visible to attach a short key at a cost not to exceed \$200. Don seconded the motion. Motion was tabled to carry over until the next meeting.

Topic: Approve Renco Bid EE-7827 To Repair the Rear Middle Tile Roof for #62

Motion: Don moved to approve Renco bid EE-7827 in an amount of \$800 for tile repair plus plywood at stated cost. Karen seconded the motion. Motion passed unanimously.

Consent Agenda

Topic: Hive Removals at Unit #62

Motion: The motion to approve bid 4152 for \$1200 and bid 4153 for \$1,200 for honeycomb removal and repairs at two locations at unit #62 for a total of \$2,400 was approved by a unanimous written vote.

Topic: Titan Painting

Motion: The motion to approve Titan Painting Inc.'s bid of \$1,955.00 to repair exterior damage at Units #36 and #103 was approved by a unanimous written vote.

Topic: Removal of Dead Tree in Front of Units #110/111

Motion: The motion to approve the CleanCut bid to remove dead tree in front of units 110 & 111, including grinding the stump for \$235 was approved by a unanimous written vote.

Topic: Approve Renco Bid EE-7828 To Repair Garage Roof for #62

Motion: The motion to approve Renco bid EE-7828 in an amount not to exceed \$3,569, taking into account the existing warranty from 2013, to tear off and recoat the garage roof for unit #62.

Adjournment:

With no other business to come before the Board, John adjourned the meeting at 5:08 pm.

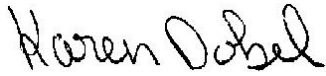
The meeting was adjourned to open an Executive Session to discuss matters defined under ARS 33-1248 paragraph:

1. Legal advice from an attorney for the board or the association.
2. Pending or contemplated litigation
3. Personal, health or financial information about an individual
4. Matters relating to the job performance, compensation, health records, complaints against an employee.
5. Discussion of a unit owner's appeal of any violation cited or penalty imposed by the association.

Next Meeting

November 8, 2017 at 3:00 pm.

Respectfully Submitted,



LPV Secretary