

Maple Terrace Condominium Association
September on October 6, 2014 Meeting
Belcher Residence (#104)

- I. **Unit Owners Present:** Nicole Cofer, President (#231), Tim Maddox (#301), Judy Belcher (#104), Mel Hoover (#111), Nancy Taylor, bookkeeper
- II. **Minutes:** Minutes for the August board meeting were reviewed and accepted by motion from Tim Maddox and Judy Belcher second. The motion carried.
- III. **Treasurer's Report:** Maple Terrace bookkeeper, Nancy Taylor, reported via email the following balances as of October 6th:
- | | |
|----------------|----------------|
| Checking | \$ 3,692.86 |
| Savings | \$ 195.80 |
| Line of Credit | (\$ 40,149.06) |
| Reserve Acct. | \$ 23,475.19 |
- Full payments have been received from 8 units as of today. One resident has arranged a six-month payment plan to begin on November 1, 2014
- Year to date figures were reviewed and discussed in preparation of the budget recommendations for the 2015 calendar year.
- IV. **Property Committee:** Tim Maddox, Chair, October 6th (for September) Report to the Board, attached
- V. **Old Business:**
- Chippets/Otto basement water leak. Tim Maddox reported the work that was done, and proposed work to identify the cause of the leak. Expenses incurred for the work was approved.
 - Tree trimming to be complete. Tim requested that Ron check all the gutters for debris and clean as necessary.
- VI. Discussion about Bill Hevener's request for consideration of payment for costs to repair water damage to unit 212 and was determined that because the cause of the leak could not be determined, as the unit was repaired before any inspection could take place, the payment could not be made.
- VII. **New Business:**
- Debra Martin's unit #110 is for sale.
 - Discussion regarding parking vehicles behind the Walton Building, blocking access to the sidewalk of the 100 units. The paved area by the garages is a driveway to the garages and not a parking lot. This is to allow residents to safely back and turn coming out of their garages, to allow emergency vehicles access to the 100 units, and for residents to the sidewalks leading to the main sidewalk. If they need to load or unload a vehicle this is certainly understandable, but not permanent parking.
- VIII. **Announcement:** Everyone is welcome and encouraged to be present at all meetings of the Board. If you are unable to be present for a Board meeting, any unit owner can either contact a board member regarding the topics discussed and action items at the meeting, or wait for the minutes to be distributed.
- IX. **Adjournment:** Next regular meeting will be in October, time, date and location TBD. Meeting adjourned at 6:40pm.

Respectfully submitted,
Judy Belcher, Secretary