

Kempwood Villa Townhouses Association

BOD Monthly meeting, 9 March 2021

Location of Meeting: 9527 Clanton Street

Meeting called to order by Meribeth Shea at 7:08 PM

Current Board of Directors

Name	Unit	BOD Position	Present
Meribeth Shea	9527	BOD President	Present
Angela Stamps	9515	BOD Vice President	Present
Megan Carpenter	9541	BOD Treasurer	Present
Lewis Balentine	9521	BOD Secretary	Present
Jack Gott	9530	BOD Member	resigned
Lyndsay Sweeney	9534	BOD Member	Present
Douglas Herrera	9505	BOD Member	
Jhonny Toralva	9506	BOD Member	Present
Julio C. Murillo	9538	BOD Member	Present

A majority (5) of members present needed to form a quorum: 7

Meeting Minutes

Minutes of the HOA BOD Meeting, Feb 2021: lost

Treasurer's Report: liquid assets: \$73,940.79, Accepted without objection

A letter to be sent to Jack Gott about his outstanding balance.

Business:

Trash around unit 9539. Letter to be sent to owners with pictures.

Parking signs: Need to discourage people from parking along the fences. Also need signs stating that this is a private driveway. There is a sign on 9501 but it is obscured by shrubbery. Ask landscaper to trim plant. A letter will be sent (*in English and Spanish*) to all owners via email and posted on the front door of all units.

As far as we are aware there was no physical damage to the complex due to the unusual freezing weather. However the damage to the plants can not yet be determined. We suspect that at least some of those may have been killed.

Units 9501 and 9521 have large holes in the soffits presumably due to squirrels. Contact Julio Cesar Murillo for estimate. Subsequently a estimate of \$975 was submitted and approved by the BOD via email. This estimate include a second area of damage on unit 9501. Additional damage has been noted and will be discussed at next meeting.

The New asphalt pavement needs to some minor repairs and sealing. An effort will be made to obtain some estimates for that work.

Adjourn: 8:21 PM

Next Meeting: 7:00 PM, 14 April 2020