

Dartmouth-Willow Terrace Regular Board Meeting

July 17, 2014

Board Members Present: Maddox, Henkel, Bell, Seiller, Eiken

Others Present: Chad Evans, Donna Bodi, Ken Bell, the Cobbs, Wayne Jenkins, Jesse Turley

Open Session:

- Ken Bell reported that the standards committee had selected lights and they would be installed in August
- A note from M. McCoy thanking the board for publishing the finance report and also that the sewer smell was still present in their unit. (Bodi reported that fans are to be installed in the sewer stacks)

Meeting was called to order at 7:10 PM, with a quorum present

Approval of Minutes: Eiken moved to approve the minutes from 5/15/14, seconded by Seiller, motion carried

New Business: A discussion about missing items from the WT; lamps, A/c's, and fans. It was decided to wait six months to see if the problem resolves, before considering other options. Signs will be posted at the doors that cameras are in use.

Old Business:

- The smoking issue will be tabled until more board members are present.
- Garage fees are being charged correctly.
- All storage units have been assigned.

Committees:

- Guest Room has been rented 27 days since 1/1/14, with income of \$1400.00. The committee will inventory next week and add needed items.

- Finance: Chad Evans reported that we are over budget because of the gas usage this winter. We are cash short now for paying bills, but should be on budget in a month or two. It was moved by Bell to move \$25000.00 from the reserve fund to the operating account to cover current expenses. It was seconded by Henkel, Motion carried. A copy of the 6/30/14 budget is included.
- Building and Grounds: See attached list of completed and on-going projects. It was decided to wait until fall to kill grass and reseed. The window project is long-term.

Staff: Bodi reported that she has had meetings with the staff. Chad has met with the staff trying to promote a positive attitude. A concern about contractors who do not use the elevators or clean-up their area was discussed. Chad will go over the rules when any new requests are submitted. A request from an employee to receive two weeks paid vacation was received. This employee has been here at least nine years. Seiller moved to grant the request for any employee with five years service, Bell seconded. Motion carried.

Reserve Fund and Major Projects: As Dorsey was absent from the meeting, this discussion was tabled until the next meeting.

Meeting adjourned at 8:50

Next Meeting will be Sept. 11, 2014 (NOTE change in date)