

**Waggoner Park Condo Association
Minutes of Board of Directors Meeting
Held at Phase III Clubhouse
September 17, 2013**

1. Present: Tim Adams (President/Treasurer), Kelly Comer (Director), Wendy Thornton (Director), Kimberly Lee (Director), Steffanie Sanchez (Director), and Laura Neidig (Property Manager)
2. Call to Order: at 6:34 by tim Adams
3. Financials:
 - July - Tim Adams moves to approve financial statement for July Kelly Comer seconds. Passed by acclimation. Laura Neidig will look into fees being charged on reserve account.
 - August - Tim Adams moves to approve financial statement for August. Kimberly Lee seconds. Passed by acclimation.
4. August Meeting Minutes
Tim Adams moves to accept minutes with minor corrections of #11 changed to "Concrete Leveling Injection Test" and #13 changed to September 17, 2013. Kelly Comer seconds. Passed by acclimation.
5. New Board Member
Tim Adams moves to ratify Steffanie Sanchez as board member as voted on September 10, 201. Kimberly Lee seconds. Passed by acclimation.
6. New Business
 - A. Trees behind Kathie Boushie's Unit - Tabled
 - B. Community Town Hall Meeting - Tim Adams moves to change to October 24, 2013. Wendy seconds. Passed by acclimation.
 - C. Newsletter - Kimberly Lee moves to change to quarterly instead of bi-monthly beginning October 2013. Steffanie Sanchez seconds. Passed by acclimation.
 - D. Keycards/Clubhouse Assignments - Wendy Thornton will handle September 20. Kelly Comer will handle October 2 and 19.
7. Old Business
 - A. Fire update - Construction should be done completely on Friday. Expect to hear next week on the cause of the fire.
 - B. FHA - Still in review. FHA has requested updated fidelity bond.
 - C. Handbook Update - Still in progress
 - D. Insurance - Waiting on bids to come in.
 - E. Cleaner - Working on finalizing new cleaner's insurance policy.
 - F. 2014 Budget for Landscaping Specs - Tabled
 - G. Treadmill - Phase 1 clubhouse will have one treadmill repaired and a new treadmill purchased for it.

H. DVR - Kinks still being worked out. Laura Neidig will call Korson to get quote for getting system set up.

I. Construction Defect Update - Tour of development with engineer to determine what needs to be corrected first will occur on September 25. Laura Neidig is also getting a quote for fixing the stone facade and will also ask about alternatives to the cultured stone facade.

J. Website - Still being reviewed.

K. Dog Poop Station - Reviewed bid from 1-800-dog-poop. Tabled to get quote from another company. Tim moves that we hire 1-800-dog-poop to come 3x a week to check the stations for \$768.00 per month

8. Meeting adjourned.

9. Next meeting is October 15, 2013.