

MURRAY PARK BOARD OF DIRECTORS ZOOM MEETING
MEETING MINUTES
06/11/2020

PRESENT:

Andrew Kualaa, President
Candace Gray, Secretary
Cathie Perkins, Director
Dee Wagoner, Director

ATTENDEES: Mark & Cindy Vandervest (FRESH START Real Estate, Inc.), Owners

LOCATION: Zoom meeting at remote locations

CALL TO ORDER at 5:00pm

- a. President Andrew Kualaa welcomed everyone in attendance and turned over the meeting to Mark Vandervest from FRESH START Real Estate to facilitate the meeting.
2. APPROVAL OF AGENDA
 - a. Andrew motioned to approve; Cathie seconded
3. OWNER'S FORUM
 - a. None
4. APPROVAL OF MINUTES
 - a. FROM February 25, 2020
 - i. Andrew motioned to approve; Dee seconded
5. FINANCIAL REPORT
 - a. Board reviewed the Balance Sheet (page 6 of the Board of Director's packet)
 - i. 49% of income has been collected for the year; exceeding the budget for the year
 - ii. Collections mostly caught up
 - iii. Under budget for expenses
 - b. Delinquency Report
 - i. Over \$3k in delinquencies, 2 accounts only
 - ii. Outstanding \$100 fine
6. MANAGER'S REPORT
 - a. Repairs, Maintenance & Updates
 - i. Moss control; 6 units of bark mulch to be installed
 - ii. Repaired broken light at building 6
 - iii. Replace entry monument sign lights
 - iv. Cleaned gutters 14727, 14502 (as requested)
 - v. Fence board repairs and handrails repainted
 - vi. Downspout repair at building 9
 - vii. Pressure wash moss off Murray Blvd. curb
 - viii. Spray over graffiti on Murray Blvd. sign; painted over
 - ix. Carport post phase one replacement (20 posts) completed; beams will need to be replaced for some carports
 - x. Rotten deck and handrail repairs, plus structural joists #14512, 14613, 14519,
 - xi. Carport rotten boards fixed and gutter repairs near carport #14618
 - xii. Garbage management ongoing (cut up and disposal large items)
 - xiii. Lighting maintenance is ongoing
 - b. Administration
 - i. Compliance and Violations
 1. 2 common area violation warnings
 2. 1 missing screen violation warnings