

**LA SOLANA CONDOMINIUM ASSOCIATION  
BOARD OF DIRECTORS MEETING  
July 10, 2009 – 10:00 a.m.  
Open Session**

**Members of the Board**

Present: Pauline Schroedel, President; Barbara Magnusson, Secretary  
Via Telephone Conference: John Ellis, Treasurer; Barb Becker, Vice President  
Absent: Elaine Hall, Member at Large

**Also in attendance were**

Andrea (Ande) Huntley, Community Manager, City Property Management Company;  
Ron Anthony, District Supervisor, City Property Management Company; JoAnne  
Wentzloff, Recording Secretary

**Call to Order**

As stated in the Association Bylaws, a quorum of three is needed for the Board of Directors to call a meeting. Two members were present and two presided over the meeting via telephone conference, which established a quorum.

**New Business**

- A. Architectural Request – Gutman**  
By unanimous decision, the Board approved the architectural request for a side awning for Unit #4102.
- B. Setting up an Architectural Committee**  
Decision tabled until the October 2009 Board Meeting. Homeowners were requested to send in their name to Ande Huntley at City Property Management if they are interested in serving on this committee.
- C. Informing the Board of Obligation C3 in the Management Contract**  
Ande Huntley, Community Manager, reminded the membership that the Community Manager has the authority to provide maintenance repairs up to \$1,000 without Board approval per Section C3 of the management contract.
- D. Ratification of the Landscaper Bid**  
By a 3-1 vote, Gothic Landscape was awarded the landscaping contract. Barbara Becker, Vice President gave the “No” vote.
- E. Tree Trimming Bid**  
The Board approved the bid from Gothic Landscaping for \$1,162.50 to trim approximately 15 trees. The exact number and type of trees to be trimmed will be identified by a representative from Gothic Landscaping, Pauline Schroedel, Board President and Ande Huntley, Community Manager.

**Other:**

- Frank Vasica, Unit #3309 requested payment for a broken window caused by a tree branch hitting the window. This item was tabled until further review.

- Knute, Hamre, #5212 requested a tree be removed outside his unit. This item was tabled until the October Board Meeting to provide the Board and Gothic Landscaping time to review the request.
- Patricia Carter-Diers, Unit #7201 reported areas missed on the painting of the carports.

**Adjournment**

The meeting was adjourned at 10.30. a.m.

Respectfully submitted,

JoAnne Wentzloff