

TREETOP PARK BOARD MEETING
Open Session
Wednesday May 27, 2020 – 7:00 pm
Central One Credit Union

Attendees: No owners-at-large, 4 Trustees and Ex-officio
Trustee Attendees: Kathe Scott
Ding Han
Tom Wolfe
Thad Leugemors

Ex-officio: Warner Guild – Reliable Property Management

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The meeting was not held as no unit owners were in attendance.

**Agenda and Minutes**

1. **Approve Minutes of prior meeting:** Board approved Minutes of prior meeting.
2. **Financial Report: reviewed details**
  - a. Operating Account: about \$39k
  - b. Reserves Account: about \$110k
  - c. Receivables prepaid by \$8k
  - d. Concord will likely cost about \$105k (for buildings 13 and 14)
2. **Maintenance, Landscape status/update**
  - a. Stumpy's fallen tree and stump grinding
    - i. Bill for removal of fallen tree (Unit ) will likely be approximately \$3k+
    - ii. Roof repair of fallen tree will be done by Concord, cost is TBD
  - b. Roof moss work:
    - i. Removal work completed.
    - ii. Accidental overcharge of \$2800 will be corrected in May 2020 (to reflect actual roof moss removal).
  - c. Deck staining: expected to start second week of June. Warner will email communication to community next week on exact timing and protocols
3. **Recycling:**
  - a. Warner will have new quotes/contracts available at next months' Board meeting (existing contract expires end of August).
  - b. Thad suggested to obtain quotes for weekly recycle/trash pickups along with 32 and 64 gallon bins.
  - c. Board will make a potential decision either in June or July as to which vendor/options to move forward with.
4. **Asphalt and Paving**
  - a. Warner will follow up with vendors as two bids have not come in as expected. In addition, Warner will reach out to a third vendor (who did some patching work for us last winter) as backup.
  - b. Kathe identified additional areas within TTP that requires cracks to be fixed, which is unlikely to be part of quotes (as it's complex to fix).

5. **Future meetings via technology:**

- a. June meeting will be via video conferencing for both Executive and Open sessions.

6. **New Business:**

- a. Mailbox mulching: Warner to obtain quote for mulching around the mailbox area.
- b. Dog off leash:
  - i. Board approved sending a warning to unit owner who recently had a dog off leash that got too close to a child on TTP property.
  - ii. Reminder to community, dogs **MUST** be on leashes while on TTP property. Anyone who fails to leash their dogs will be fined immediately.
- c. Drainage by Unit 15 (Marat Shendarovich)
  - i. Board approved moving forward with second option as unit owner will likely be supportive of watering the grass.
- d. Board approved taking no action for Unit 25 (Hasan Kayhan).
- e. Broken bridge
  - i. Once the current building work is completed, Concord will repair and paint the bridge.
- f. Special thank you and our appreciation to Nancy DeWolfe for her many years of work in keeping the entryway flowerbeds beautiful.

Respectfully submitted,

*Ding Han*

Ding Han  
Treasurer  
Unit 5

**Upcoming Sessions: Wednesdays**

**June 24th - Virtual via Skype**

**July 22nd - Virtual via Skype**

**August 26th - Virtual via Skype**

**Executive Session -- 6:00PM**

**Open Community Session -- 7:15PM**