

The Plaza at Dunn Loring (Westbriar Plaza) Board of Directors Meeting Minutes

Date: March 16, 2017 Time: 7:00pm

Board Members Present: Sara Wachspress, Landon Derentz, Ina Nenninger, Anders Lundegard

Management Present: Crystal Terrant, James Hill

Homeowners Present: none

Meeting was called to order at 7:06.

Meeting adjourned to executive session at 7:08 for scheduled hearings.

The meeting returned to open session at 8:11.

Ina moved to grant 7 days for violation compliance, if not done after that homeowners will be assessed \$10.00 a day until compliance is met, Landon seconded and the motion carried.

Ina moved to approve the February 2017 meeting minutes, Sara seconded the motion and the motion carried.

Unfinished Business:

The management report was given: Reserve study and RMS contract has been executed. Management is still working with the County on the Spa. Insurance claim has been filed- \$10,000.00 deductible, adjuster will be on the property to do an inspection on 3/23-2017. James has been working with the County and Otis to obtain proper elevator certificates.

The storm drain proposal was reviewed. Sarah moved to approve the first phase of the project at a cost of \$48,500.00, Landon seconded the motion and the motion carried. The engineer report along with the proposal from SC was discussed, management will obtain an additional proposal.

The board discussed at great length the patio project and possible means of funding for the entire job. Landon will reach out to the designer to get clarification on total budget and the board will re-visit the approval of his proposal via email. Management will continue to work on getting 1-2 additional waterproofing proposals.

John Turner is working on finding a matching similar carpet selection to eliminate waste and bring the cost down on the project.

New Business:

The 2017 board positions were established:

President: Ina
Vice President: Landon
Treasurer: Larry
Secretary: Anders
Member at large/Metro Place Rep: Sara

The next meeting will be April 20th.

Meeting Adjourned: 9:13pm.

*Approved
5/18/17*