

Villas at Westwood

February 17, 2018

Attending: Sherry Papes, Susan Winters, Douglas Herbst, Cealy Herbst, Toni Meyers and Donna Morefield

- 10:06 Meeting began
- 10:09 Reviewed last meetings minutes
- 10:10 Financials
 - Spending more than taking in
 - Look at adjusting lawn maintenance
 - Determine number of cuts per year and take down is needed
 - From March to November cut every 10 days, and remaining months only cut once a month. This will total 35 cuts per year.
- 10:20 Delinquent Accounts
 - 1828 is past due by \$5,241.08
 - Lien has been sent to mortgage company
 - Last payment was March 2017
- 10:27 Review reserve account
- 10:28 Budget
 - Try to adjust lawn service and turn back water sprinkler to three times a week.
 - Currently need \$161.90 more per month to cover operational costs.
 - Will increase \$14.50 per year for the next two years
 - Dues to increase to \$159.50 starting April 1st.
- 10:37 Comparative Market Analysis
 - 2 sold this past year
- 10:38 Insurance review
- 10:39 Unfinished business
 - Have contractor look at roofs to determine if there was any damage from Harvey. If so, see if insurance will cover it.
- 10:50 Next meeting will be 3rd week in January 2019
- 10:52 Adjourned