

MINUTES OF THE MCNARY HIGHLANDS CONDOMINIUM BOARD OF DIRECTORS MEETING HELD ON
DECEMBER 17, 2015, 6:30P.M., AT MOUNTAIN PARK RECREATION CENTER, LAKE OSWEGO, OREGON 97035.

PRESENT: Ken Sutton, Chairman
Martha Maroney, Treasurer
Mitchell Neriah, Secretary

ABSENT: Gille Wilbanks, Director
Ann Condon, Director

BY INVITATION: Joel McDonell, Community Manager
Community Management, Inc.

OWNERS PRESENT: As indicated on the sign-in sheet.

I. CALL TO ORDER

The meeting was called to order at 6:50 pm.

II. OWNER'S FORUM

Kristen Hartmann, owner of unit 704 was present.

III. APPROVAL OR AMENDMENT OF AGENDA

The Board discussed the agenda.

AGREED: The agenda was approved unanimously.

IV. APPROVAL OF OCTOBER 22, 2015 MINUTES

The Board discussed October 22, 2015 minutes.

AGREED: Mitchell Neriah moved to approve the minutes for October 22, 2015. The motion was seconded and carried.

V. NEW BUSINESS

A. Review of the Rental Cap Letter

The Board reviewed the Rental Cap Letter for McNary Highlands.

TABLED: Discussion was tabled until the next meeting.

B. Unit 205 Window Repair

The Board discussed proposals to perform the repairs to the window.

AGREED: Ken Sutton moved to approve the bid from Charter Construction to make dry rot repairs. The motion was seconded and carried.

VI. OLD BUSINESS

A. Water Consumption Figures

The Board discussed the Association water bill and noted that the repairs in building 3 are done.

B. Mailbox Light and Building 8 Light

The Board discussed the issue of needing a mailbox light and additional lighting by buildings 1, 6 and 8.

TABLED: The Board decided to postpone work the mailbox lighting and building 6 lighting until they had a chance to see the area at night.

AGREED: Mitchell Neriah moved to approve the ground lights by buildings 8 and 1 through Jarmer Electric. The motion was seconded and carried.

VII. EXECUTIVE SESSION - ACCOUNTS RECEIVABLE

The Board Meeting was adjourned at 8:08 pm.

VIII. CALL TO ORDER

Concluding the session, the meeting was called to order at 8:29 pm.

IX. ADJOURNMENT

Meeting adjourned 8:34 pm.