

MINUTES OF THE MCNARY HIGHLANDS CONDOMINIUM BOARD OF DIRECTORS MEETING HELD ON MARCH 27, 2025, AT 6:30 PM, Via Zoom.

PRESENT: Gille Wilbanks, Chair
Kristen Hartmann, Secretary
Ann Condon, Director
Ken Sutton, Treasurer

ABSENT: Kathleen Barnabey, Director

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

I. CALL TO ORDER

The meeting was called to order at 6:32pm.

II. OWNER'S FORUM

III. APPROVAL OR AMENDMENT OF AGENDA

The Board discussed the agenda.

AGREED: The agenda was approved by unanimous consent as presented.

IV. APPROVAL OF PREVIOUS MEETING MINUTES

The Board discussed approval of the previous meeting minutes.

AGREED: The minutes of February 27, 2025 minutes were approved by unanimous consent.

V. NEW BUSINESS

A. Misc. Repairs

AGREED: Gille Wilbanks moved approval of the bids for Woodstock for units 401, 604, 501. The motion was seconded and carried without objection.

B. ARC Request – Unit 602

AGREED: Ann Condon moved approval of the ARC request to replace windows at unit 602. The motion was seconded and carried without objection.

VI. OLD BUSINESS

A. Buildings 1-4 Front Porch Assessment (DCI Engineering)

Gille Wilbanks provided insight on discussions with DCI Engineering and reported that they were working on the scope of repair for bidders.

B. Building Walkway Paint

Gille Wilbanks reported that it was close to starting weather dependent.

C. 2025 Reserve Projects

The Board discussed the upcoming reserve projects.

TABLED: Discussion was tabled until the next meeting.

D. Building 6 & 7 Concrete Replacement Update

Joel McDonell reported that the work will begin on May 31st.

E. Fireplace Inspections

Joel McDonell reported that there are only a few more owners needing to be in compliance and it is close to completion.

VII. REVIEW OF ACTION ITEMS AND DECISIONS

VIII. NEXT MEETING DATE

The next meeting was scheduled for March 27, 2025 but could be cancelled pending open items being completed.

IX. ADJOURNMENT - There being no further business the meeting was adjourned at 7:19pm.