

APPROVED

MCNARY HIGHLANDS CONDOMINIUM  
BOARD OF DIRECTORS MEETING  
May 22, 2025  
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MINUTES OF THE MCNARY HIGHLANDS CONDOMINIUM BOARD OF DIRECTORS MEETING HELD ON MAY 22, 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 April 24, 2025 minutes were approved by unanimous consent.

**V. NEW BUSINESS**

**A. Ratification of Tree Removal & Irrigation Repairs.**

**AGREED:** Ann Condon moved approval of the bid from DeSantis Landscape for the tree removal and irrigation repairs. The motion was seconded and carried without objection.

**B. Pressure Washing**

**AGREED:** Gille Wilbanks moved approval of the proposal for pressure washing from Above and Beyond. The motion was seconded and carried without objection.

**VI. OLD BUSINESS**

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

Gille Wilbanks reported that DCI completed the scope of repairs. I&E Construction, Gores Construction and Woodstock Construction were asked to bid. I&E and Gores did not provide bids in accordance with the scope.

**TABLED:** Discussion was tabled until the next meeting.

**B. Building Walkway Paint**

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

**C. Parking Lot Repairs/Striping**

The Board discussed a bid from Coast Pavement Maintenance to perform striping and parking lot asphalt repairs.

**AGREED:** Ken Sutton moved approval of up to \$14k toward parking lot repairs. The motion was seconded and carried without objection.

**D. Fireplace Inspections**

Joel McDonell reported that the repairs were complete.

**VII. REVIEW OF ACTION ITEMS AND DECISIONS**

**VIII. NEXT MEETING DATE**

The next meeting was scheduled for June 26, 2025 but could be cancelled pending open items being completed.

**IX. ADJOURNMENT** - There being no further business the meeting was adjourned at 7:27pm.