

MINUTES OF THE MCNARY HIGHLANDS CONDOMINIUM BOARD OF DIRECTORS MEETING HELD ON AUGUST 28, 2025, AT 6:30 PM, Via Zoom.

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

**ABSENT:** Vacant, Director

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

**I. CALL TO ORDER**

The meeting was called to order at 6:30pm.

**II. OWNER'S FORUM**

**III. APPROVAL OR AMENDMENT OF AGENDA**

The Board discussed the agenda.

**AGREED:** The agenda was approved by unanimous consent as amended.

**IV. APPROVAL OF PREVIOUS MEETING MINUTES**

The Board discussed approval of the previous meeting minutes.

**AGREED:** The minutes of July 24, 2025 minutes were approved by unanimous consent.

**V. NEW BUSINESS**

**A. Deck Replacement Material for Consideration**

Joel McDonell reported that Woodstock about using a product like Spacemaker Outdoor Flooring For the repair of a deck. The Board asked to get a proposal for the deck to be replaced with the new product.

**B. Unit 406 ARC Review**

**AGREED:** Kristen Hartmann moved approval of the ARC request for interior repairs. The motion was seconded and carried without objection.

**VI. OLD BUSINESS**

**A. Pono Roof Inspection Update**

Joel McDonell reported that the roof inspection has been completed and we were waiting on the final report.

**B. Buildings 1-4 Front Porch Assessment**

Gille Wilbanks provided an update on the project. Woodstock Construction was working on the repairs. The engineering is done and the City is starting the review process for the remaining work.

**APPROVED**

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**C. Building Walkway Paint**

Gille Wilbanks reported that the paint is being ordered so it can be installed.

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

**VIII. NEXT MEETING DATE**

The next meeting was scheduled for September 25, 2025.

**IX. ADJOURNMENT** - There being no further business, the meeting was adjourned at 7:13pm.