

River Pines of Farmington Condominium Association



*Welcome ... to the
2019 River Pines
Fall Meeting*

RIVER PINES FALL MEETING - *September 18, 2019*

AGENDA

- 1) Call to order (7:00 pm)
- 2) Introductions
- 3) Statement of quorum – Lloyd Silberman
- 4) Approval of 2018 annual meeting minutes
- 5) Election of Board members – Lloyd Silberman
Voting instructions / Nominations / Candidate comments
- 6) Financial status
- 7) Committee reports
- 8) Other topics
Bylaws voting / Garage lights / Security system
- 9) Q & A
- 10) Election results – Lloyd Silberman
- 11) Adjournment

Board of Directors



Bruce Tobis
President



Mark Laktzian
Vice President



Jan Hall
Treasurer



Mike Reilly
Secretary



Anrico Casadei

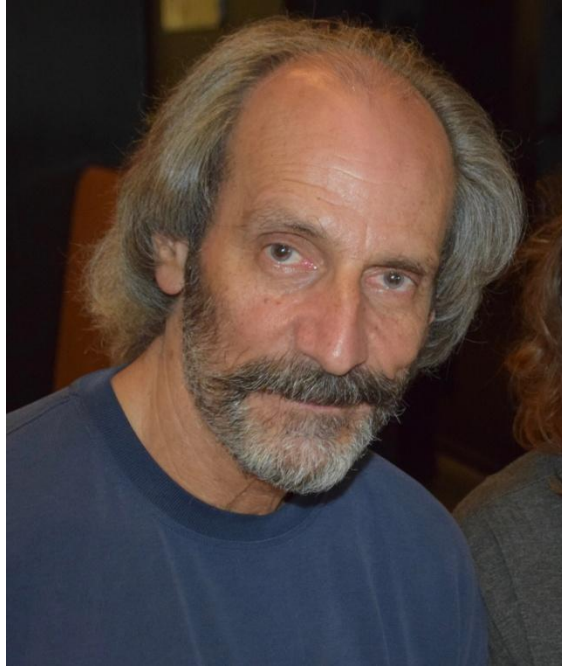


Rodney Love



Glenda Wilkinson

Staff



Larry Bliss
Site Manager



Greg Nothnagel
Maintenance



Board of Directors Election

Nominations: Judy Bjorklund

Jan Hall*

Ed Klosterhaus

Rodney Love*

* = incumbent

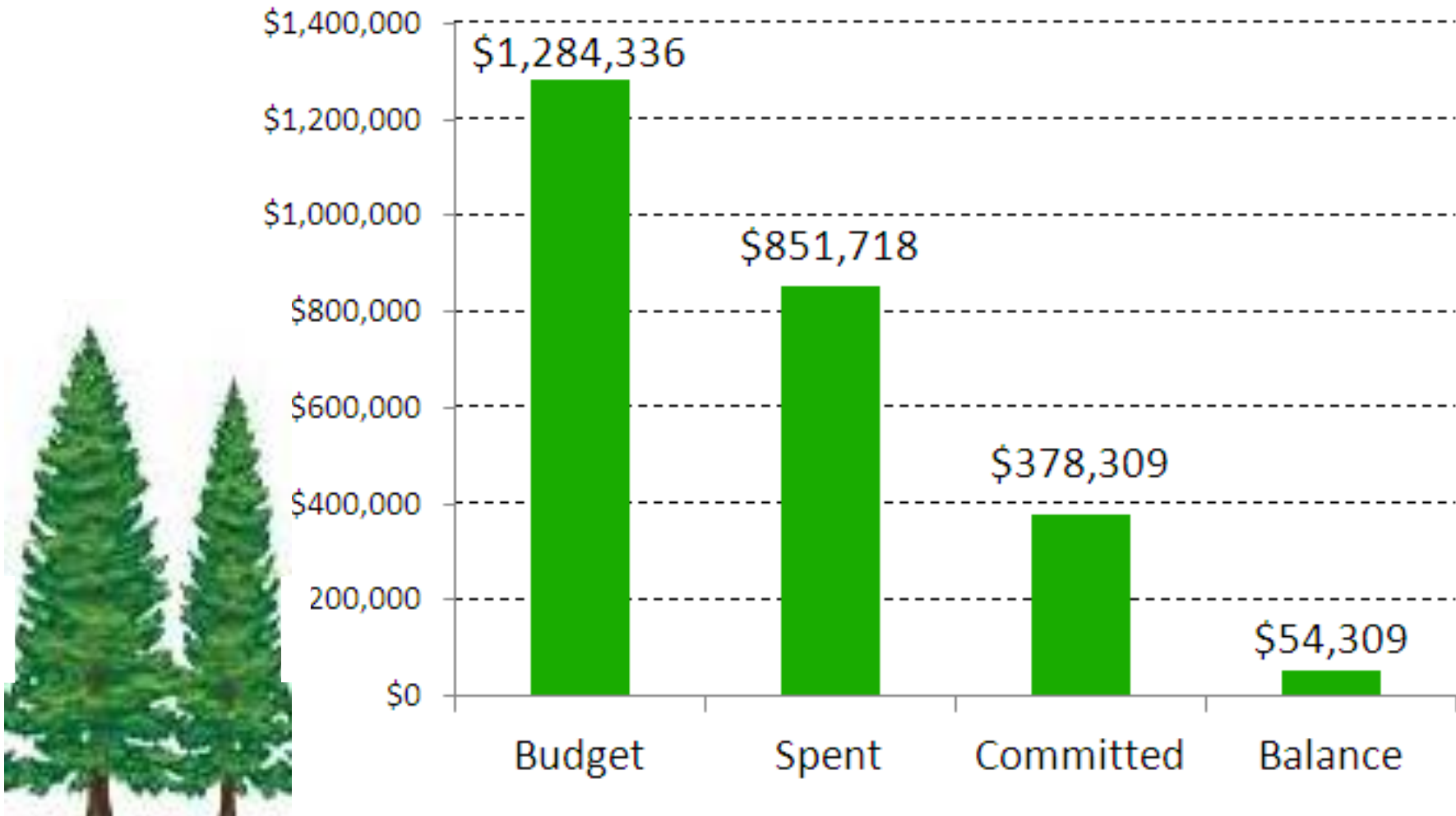
Nominee comments ...

Voting ...



Financial Status

2019 Budget Performance as of 8/31/19

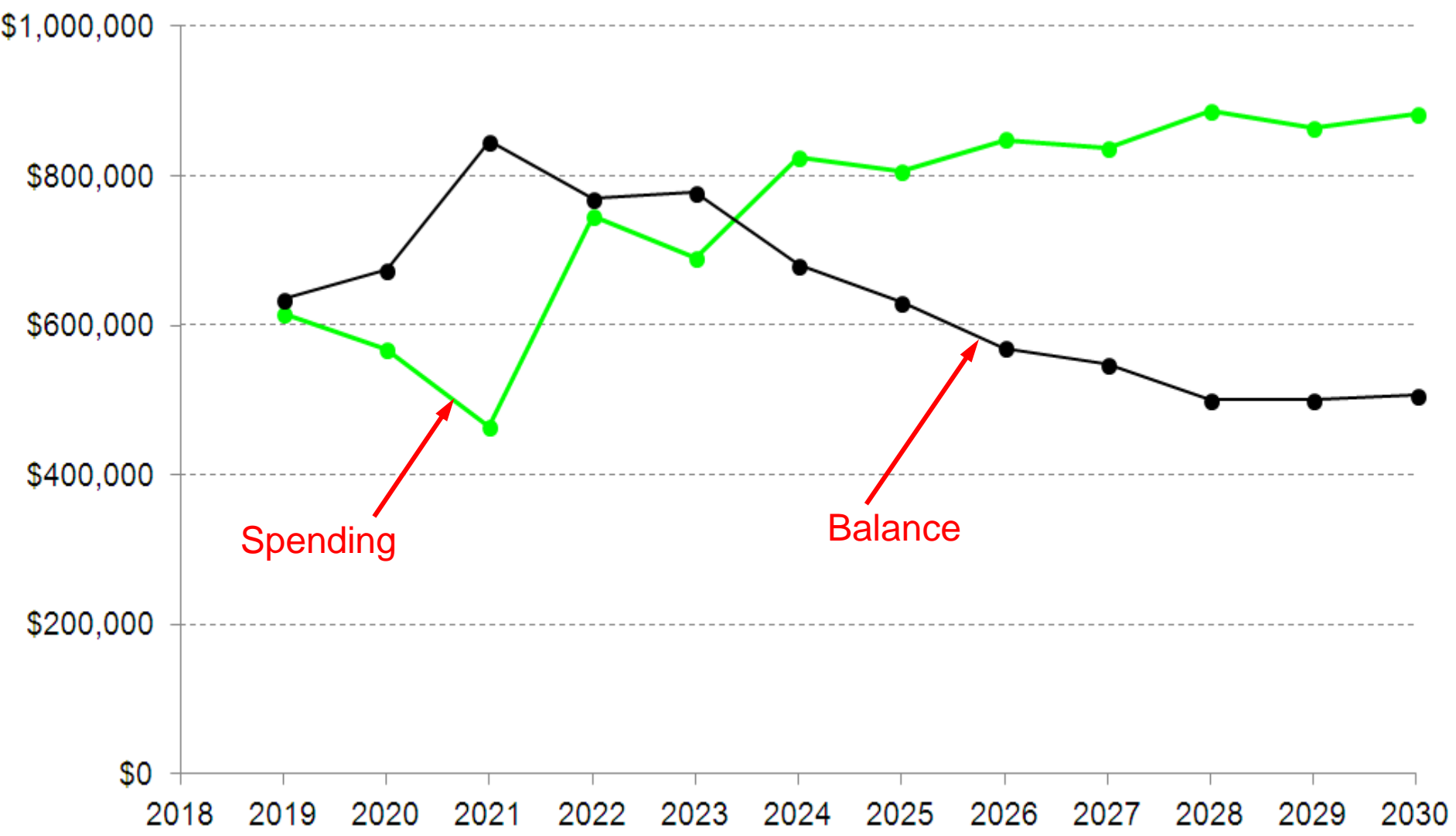


Reserve Projects

- Unit painting
- Concrete replacement
- Asphalt repair and replacement
- Gutter replacement
- Window repair and replacement
- Roof inspection, repair and replacement
- Porch repair, replacement and staining
- Retaining walls
- Pond maintenance



Reserve Fund Spending and Balance



Architectural Control Committee (ACC)

Members -

Mark Laktzian (chair)

Judy Bjorklund

Larry Bliss

Joyce Brandemihl

Jan Hall

Matt Prosoli



ACC Responsibilities

- Review co-owner modification requests
- Monitor Reserve Plan projects & recommend new projects
- Review project specifications and update as required
- Monitor architectural issues that affect the Association

ACC Report

Asphalt

2017-2020 plan with annual review

Concrete maintenance

Annual review

Porch maintenance

Annual inspection

Retaining walls

Four replaced in 2017-18

Tennis courts

Resurfaced in June



Grounds Committee

Members –

Jan Hall (chair)

Bernadine Horan

Judy Bjorklund

Larry Bliss

Mary Parrent

Mike Reilly

Glenda Wilkinson



Grounds: Responsibilities & Report

Responsibilities

- Review co-owner alteration requests

- Annual tree inspection

- Maintain long-term tree study

- Monitor non-structural grounds issues

Report

- Bent grass treatment

- Landscaping at retention pond

- New trees at retaining wall



Social Committee

Penny Brugman

Marianne Casadei

Rita Romanelli



- 1st Saturday of each month:
Breakfast at Kerby's Coney
Island (6 Mile Rd.) – 10:00 am
- Christmas dinner
December 6 at Brass Pointe
- Pinochle group
Contact Shirley Temby

Other Committees

Welcome: Pandora Ashley

Lighting:

Laurie Daignault, Mark
Laktzian, Al Uema

Reserve Plan & Budget:

Jan Hall, Barb Lee,
Bruce Tobis



Other Topics

Security system

- Contract just signed for new system

Bylaws revision

- 8 proposed changes
- Turnout too low for approval



Garage lights

- Billing for co-owner requested fixtures to begin soon
- Delay due to several installation problems

Questions?

Comments?



Election Results

