

Somerset Creek Condominium Owners Association
Board of Directors Meeting Minutes
January 24, 2019
Unit 18

1. Call to order: 7:00pm
2. Establish Quorum:

Arnold Mannering (President)
Tiffany Reimer (Vice President)
Danielle Brzusek (Secretary)
Clay Copeland (Treasurer)
Luiza Limona (Morris Management)

3. Board Minutes - Board minutes from October 23, 2018 were approved.
4. Homeowner Forum:
5. Treasure's Report:
 - a) Chase CD matured in June and was not renewed.
 - b) Board approved new State Farm CD in the amount of \$130,000.
6. Manager's Report:
 - a) The 2017 financial audit was provided to the board.
 - b) Always Testing performed backflow testing and the report was sent to the City of Bellevue.
 - c) Affordable Handywork completed roofing cleanup after storm and several minor gutter repairs.
 - d) Tree trimming proposal was received from Patriot Tree.
 - e) Compliance report:
 - a. None to report.
 - f) Delinquency issues:
 - a. No Accounts in collection.
 - g) ACC Issues:
 - a. None to report.
 - h) Rental Status:
 - a. Somerset Creek is limited to 10 rental units. Currently, 8 units are rented.
 - b. Luiza has sent a cease and desist letter to the owner of unit 39 regarding rental unit violations.
7. Unfinished Business:
 - a. Trimming Trees: Members of the board will walk the property to review the proposal from Patriot Tree.

8. New Business:

- a. Unit 35 - Affordable Handywork was dispatched to repair a broken pipe, which was leaking into the crawl space. All repairs are complete.

The next board meeting will take place on Tuesday, March 26, 2019 at unit 18. There being no further business, the meeting was adjourned at 8:00PM.

Danielle Brzusek, Secretary