

# ***NORTH SHORE TERRACE CONDOMINIUM ASSOCIATION***

## ***Board of Directors Meeting***

***May 30, 2003***

**Directors Present** Reuben Johnsen, Liz Boyd, Eunice Ford, Dave Gill, Madi Steffens, and Lisa Parker.

Chairman Reuben Johnsen called the meeting to order at 4:00 p.m.

### **Treasurer Report**

Maintenance account       \$23,800 as of 5/27/2003

Reserve account             \$37,000 as of 5/27/2003

### **Old Business**

**LP Siding** – No activity and nothing to report.

**Weyerhaeuser Siding** – The 96A-D building is sided with Weyerhaeuser lap siding. The west wall of the structure was resided with Hardy-plank last fall and painted this spring at a total cost of approximately \$5,500. The board voted to recommend owners not accept Weyerhaeuser's settlement offer of \$3,859.

**Skylights** – Skylights were inspected last week and all appear to be in good condition. No further failures have been reported.

**Decking** – Bob Boyd requested the board approve a biennial deck maintenance program. Current bid to prep, prime and two-coat the decks is \$19,000.00. Bob will continue the search for a more reasonable and affordable bid.

In order to build the reserve fund for deck painting, board approved recommending to owners to transfer \$20,000 from the maintenance fund to the reserve fund.

**Sign** – Reuben has been in contact with the developer of Meritage regarding a new entrance sign to be installed at the west end of the island. Most of the cost of the sign will be borne by Meritage and Halsey Signs will create and build it. The sign will include the following information:

- Names of three home site areas
- "No Outlet"
- "10 MPH"

Reuben will inquire of the owners if "No Solicitors" should be added to the sign.

### **Reminders**

- Owners are encouraged to contact other owners directly
- Providing proof of home owner insurance to Eunice
- Submit dues in a timely fashion
- Owners responsible for watering the plants in the islands in front of their respective units
- Parking in garages and keeping garage doors closed

Parking – Two ideas were supported by the board:

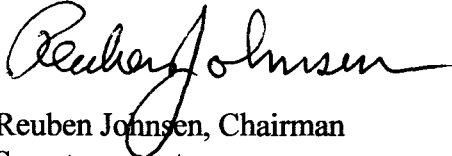
1. Paint “No Parking” on the asphalt in no parking areas
2. Reduce the size of three islands in front of the seven units affected

The board supported a suggestion about a yellow centerline on NW 33rd Place.

Board Nominations – A nomination list including seven owner names was agreed upon by the board. The names included Liz Boyd, Dennis Dotson, Eunice Ford, Dave Gill, Reuben Johnsen, Tom Rudd and Madi Steffens.

Meeting adjourned at 4:50 p.m.

Respectfully submitted,

A handwritten signature in black ink that reads "Reuben Johnsen". The signature is written in a cursive style with a long horizontal stroke at the end.

Reuben Johnsen, Chairman  
Secretary pro-tem

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**Directors Present** Reuben Johnsen, Liz Boyd, Eunice Ford, Dave Gill, Madi Steffens, and Dennis Dotson.

Reuben Johnsen called the meeting to order at 11:23 a.m.

The following directors agreed to continue serving as officers for the NSTCA Board as follows:

Reuben Johnsen - Chairman

Dave Gill – Vice Chairman

Dennis Dotson - Secretary

Madi Steffens - Treasurer

Tom Rudd was also nominated and approved as a new member of the board.

All positions were approved unanimously.

Please submit dues in a timely manner. NSTCA has financial obligations that are very important for all of us. Thank you.

Meeting adjourned at 11:28 a.m.

Respectfully submitted,



Dennis L. Dotson, Secretary