

Brooktree Townhouses Homeowners Association
Board Meeting Minutes
June 1st, 2021
Teleconference
3:30 p.m.

Board Members Present:

Karen Perez
Carlos Molina
Tara Closky
Lisa Byther

Caretaker Present:

Josef Lehner

Owners Present:

Greg McGinnis
Joe Greco

Management Present:

Abel Vega

Karen Perez called the meeting to order at 3:35PM.

Caretaker Report

Josef Lehner requested approval to purchase mulch. Karen Perez gave Josef approval to purchase the needed amount of mulch from Home Depot. Karen Perez asked if irrigation was turned on. Josef Lehner stated the irrigation has not been turned on. Karen Perez asked VMC to schedule irrigation startup and notify Josef Lehner.

VMC Report

Abel Vega stated 115C relocated grill to satisfy Fire Marshal requirement. Karen Perez asked VMC to follow up with Mark McMillan and their roof inspection report. Karen Perez stated the bid for the lighting to the laundry room will need to be updated. Carlos Molina requested asphalt work to be done during the week. Abel Vega stated VMC is still working on concrete bids. Lisa Byther stated she was still working on scheduling the annual fireplace inspections.

Old/New Business

Annual Meeting Date

Karen Perez stated the Board would like to hold the annual meeting in mid-October and is considering using the office as the meeting space. Karen Perez asked Josef Lehner to finish cleaning the office. Carlos Molina stated the fiscal year ends August 31st and financials should be available by this time.

Board Meetings

Karen Perez moved that future Board meetings will be held on the 1st & 3rd Tuesdays of the month and meetings on the 5th Tuesday will be used as needed. Carlos Molina second. All were in favor.

Lien Status

Karen Perez stated her, and Tara Closky spoke with counsel who advised the Board to continue to wait and see if Jace moves forward with pursuing the lien.

Next meeting will be July 6th, 2021 at 3:30pm.

Karen Perez moved to adjourn the meeting. Carlos Molina second. All were in favor. Meeting adjourned at 4:29pm.