

**CAMPUS EAST COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
February 28, 2019
MINUTES OF MEETING**

The meeting was called to order and a quorum was established at 7:00 p.m. Board members present: Jeff Lawn, Jeff Colman, Mike Hinton, Gladys Sumner, Roger Durity and Robert Vera. Board members not present: All Present. Also Present, Charles Robey, CECA Inspector.

Homeowners Forum

No Home Owners in attendance.

Security

We have a new 3rd precinct officer; Officer L.K. O'Konek. He stated that the over-all crime in the area has decreased, but also stated that, this is sometimes contributed to the time of the year. The Board requested that the patrolling officers give more attention to children playing in the streets and speeding vehicles.

Neighborhood Watch

N/A

ACC Report

ACC Chairman stated that all is running well.

Manager's Report

Charles stated that as of January 31, 2019 we have received \$98,068.83 in Association Dues for 2019; we are still owed \$111,483.67. The credit card statements, security times, and utilities spreadsheet can be found in the Board packet. Proposal cost for new led lighting for office, restrooms and pump room can be found in your packet. Our new office temp started on February 25, 2019, and is doing a good job. A court date for the Main Water line has been set for March 14, 2019. Inman and Strickland will be representing CECA in court.

Treasurer's Report

Mike Hinton informed the Board that he would be getting with Craig from UPA so that he could start the process of getting things in order. Mike requested that Charles make copies of "Best Practices" for all Board Members.

New Business

Approve Minutes for January Board Meeting: A motion was made to discuss the January Board Meeting Minutes. **A motion was made and seconded to approve the**

minutes from the January Board Meeting, 4 in favor; 2 abstained; motion passed.

Approve Minutes for February 13th ACC Meeting: A motion was made to discuss the February 13th ACC Meeting Minutes. **A motion was made and seconded to approve the minutes from the February 13th ACC Meeting. All in favor; motion passed.**

New Board Member: **A motion was made and seconded to accept Hunter Coles Board Member position. All in favor; motion passed unanimously.**

A motion was made and seconded to enter into Executive Session at 7:37 pm to discuss, 801 Tuition Drive and the Management Contract.

Board came out of Executive session at 7:48 pm

801 Tuition Drive: **A motion was made and seconded to approve the agreed upon payment plan between Vonda J. Dunn and 801 Tuition Drive. All in favor; motion passed unanimously.**

CPI Adjustment: **A motion was made and seconded to table. All in favor; motion passed unanimously.**

Management Contract: **A motion was made and seconded to table, and send out RFPs for additional proposals. All in favor; motion passed unanimously.**

Temporary Management Position: **A motion was made and seconded to move Charles into the Management position temporally, until a management company can be hired. All in favor; motion passed unanimously.**

Temporary Salary Increase: **A motion was made and seconded to increase Charles hourly pay from \$14.65 per hour to \$19.23 per hour, retroactive from January 1, 2019. All in favor; motion passed unanimously.**

ACC Violations: N/A

A motion was made and seconded to adjourn the February 28, 2019 Board Meeting at 7:48 pm. All in favor; motion passed unanimously.

The January 31, 2019 Board Minutes has been approved by the Board of Directors:

Jeffrey Lawn Signature

02/28/2019
Date

Jeffrey Colman Signature

02/28/2019
Date