

Classen Glen HOA Meeting

Carla before meeting: August 8 4:30 a.m. – Leak in unit.

Board members present – Ryan Kilpatrick, Alex Barnes, Lindsey Hyde (here for Kevin), Valerie Bradshaw

Bid status

Theresa: Still waiting on competitive bids on lighting, bids on contractors, bids on railing

Contractors

Nate at SW roofing has been out.

Red River is willing to tackle it.

Liens

Theresa: File liens on outstanding dues payments – resolved to approve by email.

Siding installations, next areas of focus

Siding will begin on B building on Monday.

Theresa – Need to get bids on roof first and see where we are.

Alex – Need bids ASAP so that we can begin on the work.

Mayra: Mr. Filmore is concerned about electrical in Alley because he repaired his units and he said it was a major fire hazard.

Michael: Board members need to meet with electrician and OGE and figure out what needs to be done. Be careful about what gets done. Not sure why it cost \$1,000, but suspect that it was because it was a breaker panel, which is the responsibility of owner, not . Important to have electrician there too. Get Mr. Filmore out there, too. Make sure we are doing what is appropriate.

Lowering lights

Theresa – Lights need to be lowered.

Alex and Michael – Bid was approved at last meetings.

Theresa – We'll get it done.

Balcony awnings

Alex: How will they be installed – fires vs everywhere?

Resolving to get bids on a couple of awnings so we know how to budget

Theresa – SW would be \$900 per day.

Valerie – they are leak specialists, we should go with them

Alex – that seems about right

Theresa – we'll get bids in and see
Valerie - Start with Cassandra Ricks Unit, they are the worst
Alex – We want a drawing
Valerie – Model it after Hyde unit

Theresa – Bison will start Monday on back of building B

Lawsuit update

Theresa: Got paperwork back today from Matthew Whitten.
Eric Groves is suing Biddenger, Classen Glen HOA for negligence on the roof
Michael: You indemnify me per our contract
Valerie: Are they taking advantage of our insurance?
Theresa: We have not submitted to DNO
Michael: We need to.

Cleaning person

Theresa - No interest in the position so far.
\$14 per hour.
No response to our ad
Theresa might try Jesus House

Work Day

Alex -- Work day scheduled for October 16. Beginning at a.m. or 9 a.m.
Mary Ellen making flyer

Sept. 11 is neighbors night out.
Let's do a pool social.

Minisplit – \$2,500 getting installed in the clubhouse.

Theresa – Important to continue removing the tile in the A-building.
Discussion over what it would be replaced with.
Thin layer of concrete vs more slip resistant exterior tile.
Valerie – \$15,000 for building A alone to do the concrete. All agree it sounds high.

Michael reviews balance sheet, expenses.
Michael – we need to make sure and file liens on a monthly basis.

Valerie motioned to adjourn.jk