



Mission Ridge Condominium Association

Board of Directors General Meeting Minutes
April 25, 2024

PRESENT:

- o Terry Keller – President
- o Courtney Mountjoy-Reza - Secretary
- o Jane Vasquez – Treasurer
- o Sally Gibb – Vice President
- o Tina Rozycki – Keystone Pacific Management
- o Paul Soleto – Director (remotely via Zoom)

I. CALL TO ORDER:

- o President Terry Keller called the meeting to order at 6:30 p.m.

II. APPROVAL OF MINUTES:

- o MSCM to approve the minutes of March 28, 2024.

III. FINANCIAL:

- o Treasurer’s Report given for account balances as of March 2024.
- o MSCM to approve resolution for March 2024 expenses in excess of \$10,000.

IV. MEMBER DELIQUENCY:

- o Board reviewed delinquency report. No action.

V. ADMINISTRATIVE:

- o Unit 249 – Moisture issues. Board discussed.
- o MSCM to deny Unit 26 request for reimbursement for plumbing leak.
- o MSCM to approve payment of \$5,210 to Western Tree Service for removal and maintenance of trees.

VI. NEW BUSINESS:

- o MSCM to purchase 3 new benches not to exceed \$1600 from Fiorestone.
- o MSCM to take no further action regarding amending CCRs to ban smoking inside individual units.
- o MSCM to approve payment of \$1,895 to Firewatch to perform annual trash chute and trash chute doors inspection.
- o Board discussed securing trash rooms. No action pending further investigation.
- o Board discussed purchasing signs for building exterior side doors to specify location of lobbies for deliveries.
- o Board discussed revising protocol for Clubhouse rental. Keystone to put on homeowner portal.

VII. HOMEOWNER’S FORUM:

- o Smoking
- o Clubhouse Private Party
- o Package Stolen
- o Facebook posts
- o Signs at Elevator Rooms for deliveries
- o How other HOAs deal with quorums

VIII. ADJOURNMENT:

- o Adjourned the General Meeting at 7:12 p.m.
- o The next scheduled Annual Meeting will be on Thursday, May 23, 2024.

** MSCM – Moved, seconded, carried by majority*

BOARD MEMBER SIGNATURE _____ (Terry Keller, President)

BOARD MEMBER SIGNATURE _____ (Courtney Mountjoy-Reza, Secretary)

DATE APPROVED BY THE BOARD _____