

KEMPTON CROSSING HOMEOWNERS' ASSOCIATION
JULY 18, 2016

The regular meeting was called to order at 6:50 PM by President Allen Lund.

Board Members Present: Jim Milbert, Larry Steinberg and Cherry Marfisi.
Bruce Kappeler was absent due to health issue and was available via telephone.

Management Present: Janet Giannini, Association Manager, was in attendance.

Homeowners in Attendance: Jackie Barker was in attendance.

Glen Winter from ProQual was in attendance.

Minutes: The May 16, 2016 minutes were approved on a motion from Larry and second by Jim.
Motion passed.

Financials: The June financial statement was reviewed by Bruce and advised the Board that all was in good order. Unanimous approval.

Landscape:

The following update from ProQual was given by Glen Winter:

1. Tree trimming completed.
2. Tot Lot conversion complete.
3. Ongoing clean up for falling leaves and other plant debris.
4. Review of 2017 projects approved in the 5-year plan. Drip system to be replaced in area 2 – Cottonwood Park in 5-year plan.
5. 2017 landscape budget presented to Board. Janet will incorporate in 2017 budget.

Old Business:

1. Exterior wall repainting – 95% complete. Additional areas to be painted and Janet will obtain proposal from JWC for the additional work.
2. Tot Lot rubberized mat installation complete. Looks great!
3. Inspections and violation notices continue to be sent to owners.

There will not be an August meeting.

Meeting adjourned at 7:35 PM on a motion from Cherry and Larry.