

Willow Grove of Dublin Condominium Association Meeting

Tuesday, July 16, 2019

Michele Croce Called the meeting to order at 6:30 pm

Board members

Present: Michele Croce, Susan Montgomery, Renee Pisa and Chris Conrad

Patterson Merkle-Diane Mauk and Holly McCloy

Jesse Kanitz from Williams & Strohm, LLC

Guest council-Jesse Kanitz covered deccs& bylaws, plus other association matters.

Minutes from April 17, 2019 meeting approved

Managers' report

Total income has an unfavorable YTD variance of \$5,490.00

Administrative expenses have an YTD unfavorable variance of \$2,208.00

Maintenance & repair has a favorable variance YTD of \$7,084.00

Utilities YTD are under budget by \$9,473.00. Water and sewer are under budget by \$8,642.00

Assets: As of 6/30/2019 the total assets are \$341,972.14

New Business

Discussed aged receivables

Roofing and stucco issues. Ongoing repairs around the community

Residents using the pool after hours. Discussed padlocking the gates on holiday nights

Storage container purchased for pool area for hoses, etc.

New Grill cover purchased

Ongoing problem with feeding wildlife

Various landscaping issues and ideas around the community

Meeting adjourned at 8:06 pm