

LE JARDIN CONDOMINIUM ASSOCIATION, INC.
Board of Directors Meeting – Thursday, January 30, 2014 @ 10:00 a.m.

Association President George McLaughlin called the meeting to order at 10 a.m. Roll Call was taken by Mike Philip. Board members present were George McLaughlin-1403, Brad Brown- 1901, Dave Rogers -1502, Bill Nunnelly-903 with Bill Cary-703 on the conference call. Residents in attendance were Diane Rogers-1502, Carolyn McLaughlin-1403, Don Cressy-701, Larry Ost-PH102 and Joe Shearer-PH101.

1. Roll call certification of quorum was established.
2. Mike gave Proof of Notice that the notice was posted on January 15, 2014 meeting the requirements.

3. Motion was made by Brad and seconded by Bill to approve the minutes of the last meeting that was held on June 13, 2013. Motion carried.

4. Dave Rogers went over the highlights of the 2014 Le Jardin Budget, with the Operating Budget and Reserve Budget totaled \$1,650.8. The Operating component at \$1,444.4 is \$18.5 or 1.3% over the 2013 Budget. The 2014 Reserve Component, at \$237.4 was reduced by \$31.0 excess cash to \$206.4 and was \$18.5 or 8.3% under 2013.

5. Motion was made to accept the 2014 Le Jardin Budget by Bill Nunnelly and seconded by Brad Brown. Motion passed.

6. Discussion followed on the unit construction issues, problems and potential recommendations. A change of policy will be forth coming on unit constructions. Parking, noise and clean-ups are the major issues.

7. Parking problems when an owner has an event was the next item discussed. The eight parking spaces in the front of the building are to be used by guests. If an event has more than 20 guests, there should be a valet service provided. The special events in this building should be discussed with Mike to make sure the event is within the parameters of the rules and regulations.

8. George has been approached by several residents to put decorative fire pits out along the south side of the pool deck. Discussion followed. George will get pricing and order 2 of them for the outside pool deck area.

9. Pool Area Rules:

- The rule of no glass in the pool area must be enforced and the rounds of the security should encompass this.
- For the comfort of the other residents, music in the pool area must be limited to ear buds.
- Children in diapers should be wearing waterproof swimmies.
- It was suggested we post the rules and regulations for the pool area.

Motion was made by Brad and seconded by Dave to adjourn the meeting. All concurred.