

**Studio 80 Homeowners Association**  
Board of Directors Meeting Minutes  
March 26, 2019  
CPMG 2620 S Parker Rd  
5:00 PM

Meeting was called to order at 5:00 pm by Elaine DeVries. The meeting was held at CPMG Office.

**Board members present:** Jackie Cote and Elaine DeVries (on phone)

**Board members absent and excused:** None

**Minutes taken and transcribed by:** Virginia Johnson, Association Manager

**Appointment of Board Member:**

- **Motion:** to appoint Rhonda Corrick to serve on Board was made by Jackie Cote and seconded by Elaine DeVries and passed unanimously. She will serve the remainder of term for Irene Betin because she resigned mid-term. Her term will expire in 2019.

**Election of Officers:**

- **Motion:** to have Elaine DeVries serve as President and serve as Vice President and Jackie Cote serve as Secretary/Treasurer for the 2019 year was made by Elaine DeVries, seconded by Rhonda Corrick and passed unanimously.

**Contractors:** None

**Homeowner Forum:** 1 homeowner in attendance –

**Topics:** no topics.

**Approval of Meeting Minutes:**

- **Motion:** To approve the January 22, 2019 meeting minutes as written was made by Jackie Cote, seconded by Rhonda Corrick, and passed unanimously.

**Association Manager's Report:** Virginia Johnson

Virginia provided update on daily operations

**Business & Discussion Items:**

- **Motion:** to approve the bid to have Weidner and Associates to do the 2019 taxes for a total cost of \$315.00 was made by Elaine DeVries, seconded by Rhonda Corrick and passed unanimously.
- **Motion:** to approve the Caretaker Landscape Bid for a total cost of \$6,800.00 was made by Jackie Cote, seconded by Rhonda Corrick and passed unanimously.
- **Discussion:** The Homewise Docs disclosure was covered with the Board.
- **Discussion:** The Board will revisit and discuss the list of priorities.
- **Discussion:** The bomb cyclone of March 13, 2019 was discussed. We lost 1 tree that landed on a resident's car.
- **Discussion:** The board discussed dog stations and providing bags along with notices so residents can be more aware the problem is getting worse instead of better. The Board authorized 4 dog waste stations around the property.

**Violation and Work Orders:**

- The violations report was reviewed.
- The work orders were reviewed.
- The Communication Report was reviewed.

**Action outside of a Meeting:** None

**Financials/Legal:**

- **Motion:** to approve the December Final 2018, January 2019 and February 2019 financials prepared by CPMG subject to audit was made by Rhonda Corrick, seconded by Jackie Cote and passed unanimously.

**Review:** Attorney Status Report was reviewed.

**Board Topics:** None

**Architectural:** None

**Correspondence:** None

**Hearings:** None

**Adjournment:** 6:10 p.m.

**Executive Session:** None

**Next Meeting:** May 28, 2019 @ 5:30 PM



---

Minutes approved at the 5.28.19 Board Meeting

---

