

SURFCREST ONE, INC.
BOARD OF DIRECTORS MEETING MINUTES
JANUARY 24, 2007

CALL TO ORDER: The regular Board of Directors meeting was called to order at 6:35 p.m.

DIRECTORS PRESENT: Tom Sizlo, Ben Clark, Joel Parker, Sheri Kasabian and Linda Cleary.

ALSO PRESENT: Jan Standish, Golden West Property Management

HOMEOWNERS FORUM: **Dave Moss of 19037 Surfview** was present regarding:
1. Heater vents corroded – heater needs to be repaired. The Board reported that the Association will pay \$85.00 for vendor to reset heater.
2. Front patio – does he need to cut back patio installation 1” away from the weep screed? The Board answered in the affirmative.

Mona Caggiano of 19447 Surf Drive was present regarding parking rules

Kelly Ann Duarte of 19317 Surfview wanted to know the status of the painting on punch list.

A news item will be put in the next billing to send any paint punch list items via email.

MINUTES: A motion was made by Linda Cleary seconded by Ben Clark and carried to approve the minutes of November 29, 2006, 2006 as written.

FINANCIALS: A motion was made by Ben Clark seconded by Sheri Kasabian and carried to approve the November and December, 2006 financials as submitted.

OLD BUSINESS: **Maintenance Status Report**
Painting Status:
1. 8 buildings completed, 1 near completion, 1 being painted, 1 being prepped, and 2 untouched.
2. 6 buildings need window cleaning.
3. 6 buildings need 2 coats on iron completed.
4. Only 2 building (Surfboard Cr) have had an acceptance walk but with a long list of items.
5. All buildings need a final walk through.

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Deck resurfacing:

1. 8 buildings complete except one deck missed?
2. 1 building in process.

Roofing:

1. All work to be complete next week.
2. 4 north corner buildings have had a significant roof top component replacement requirement.
3. We can expect this replacement to continue per our replacement plan.

Common area painting:

1st Street and Action painting have submitted bids for common wall painting to be reviewed at the Corp Board Meeting.

NEW BUSINESS:

Sheri Kasabian will post the paint information on the web site.

Metro will remove, paint and install the new fire extinguisher boxes. Paul from Metro will contact Joel Parker.

A motion was made by Ben Clark seconded Joel Parker and carried to approve the Architectural Request of 19411 Surfset (Sheri Kasabian) for patio installation per the same requirements as any patio installation and 19307 Surfview (Dave Moss) pending receipt of a current application and one inch cut back at weep screed.

Sheri Kasabian resigned from the Surf Crest One Board of Directors.

A motion was made by Linda Cleary seconded by Joel Parker and carried to appoint Kelley Duarte to the Board to fill the vacancy.

ADJOURN:

A motion was made by Linda Cleary seconded by Joel Parker and carried to adjourn the meeting at 730 p.m.

ACCEPTED: _____ **DATED:** _____