

**Minutes of the Board of Directors Meeting
Fiesta HOA**

Date: Monday January 24, 2011

Time: 7:30 pm

Place: Association pool area

Board Members Present: Florence Roche, Eva Cudak, Lisa Cleter, Lori Press-Vidal

Board Members Absent: Claude Clark (excused), Eric Sanzare

Owners: 8

Others: MLM Property Management

President Lori Press-Vidal called meeting to order at 7:38 pm roll call was taken and a Board quorum was established. Motion was made Lisa Cleter to waive reading of the last board meeting minutes and approved as typed, seconded Eva Cudak, unanimous vote by Board present.

President stated that we have a vacancy to fill on the Board and that Jeffrey Schwartz has asked to sit on the Board. After discussion, a motion was made Eva Cudak to appoint Jeffrey Schwartz to the Board, Mr. Schwartz accepted, seconded Florence Roche, unanimous vote by Board present.

President stated that the next item is the painting of the units, since the economy is so bad and we have the money the Association is going to paint this year only with no special assessment to unit owners. President stated that we have 4 proposals ranging from \$169,900 to \$210,000, it was narrowed down to Bill's Painting Inc. and Got It Covered Inc. Bills came in at \$169,900 giving basic painting pressure cleaning, sealing, caulking. Got It Covered came in at \$179,500 which they will pressure clean caulk seal and paint, but also pressure clean all sidewalks, curbs, pool deck and front entrance and seal pavers at pool deck and front entrance pavers as well, along with painting all speed bumps, and bath house, and both gazebos. In addition, if anyone wants there patio's that are screened in painted \$90.00 per unit where Bills Painting was \$150.00.

After discussion with the homeowners and Board members present at meeting a motion was made Eva Cudak to go with Got It Covered Inc., seconded Lisa Cleter, unanimous vote by Board present. President stated that we would use the same colors as originally painted except we are going with a semi gloss on doors and shutters. The company painted the gates and they were very pleased.

President stated that we would need to trim trees off building before painting and other trees as well. Motion made Eva Cudak to have JLS start trimming trees for the painting project, seconded Florence Roche, unanimous vote by Board present.

President also stated that the permits will be issued at the pool area on the dates and times that will be arranged by the Board and it will be on the weekends and some nights to accommodate all residents of Fiesta HOA. This process will start in late March April 2011. President stated to make sure you open all envelopes pertaining to Fiesta HOA from MLM this material is important. Residents present asked several questions regarding the parking permits and the Board and MLM answered them, and told the owner please wait until you receive the package and follow the instructions.

President stated that we will need volunteers to help pass out the permits at the pool when we begin the process Garret said anytime, Barry Bell Sundays couple of weekdays, Madeline both days weekends, Beth both days weekend, Dave Elster weekdays not in March not available, if not your tenant is now not authorized to live here the lease has expired. All leases must be re-approved.

President stated that trees that were removed would be replaced maybe not in same spot.

President asked if there were any other questions or concerns, there were none. Motion was made Eva Cudak to adjourn at 8:31 pm seconded Lisa Cleter, unanimous vote by Board present.

Respectfully submitted,

MLM Property Management
For Secretary Fiesta HOA