

Minutes
STILLHOUSE CANYON CONDOMINIUMS BOARD MEETING
Sept. 10, 2019
6:00 pm

1. Call to order
 - a. Attendees:
 - i. Marc Duchen Treasurer
 - ii. Phil Rothblum Secretary
 - iii. Mike Hill Granite Properties
 - iv. David Greene by Phone
 - v. Seth Kempler Member at large joined 6:30
 - b. Marc called the meeting to order at 6:00 pm
2. Reading and Approval of the Aug Board Meeting Minutes
 - a. Motion to approve, the minutes were approved
3. Owner Comments/Recommendations
 - a. Carolyn Thompson, the owner of #251 complained about hackberry trees
 - i. Mike inspected and didn't see any problems. Not recommending any action.
 - b. Unit 116 has a heavy smoker. Unit 115 has not issued a formal complaint. No further action can be taken by board unless a complaint is filed.
4. Old Business
 - a. Status of general repairs for building #3
 - i. Work completed
 - b. Status of balcony/patio railing modification project
 - i. Waiting for specifications and quote from Perkins.
 - ii. Board discussed options for obtaining 2nd bid. Arguments against included cost of second bid, actual need, available contractors. Currently the plan is to wait for an update from Granite regarding Neely's canyon before revisiting the issue.
 - c. Status of change over to new trash/recycle provider
 - i. New lower trash containers scheduled for replacement on Sept 16.
 - d. Tree trimming
 - i. Mike to inquire as to whether exposed areas of trees should be sealed.
 - e. Pool monitoring - concerns about illicit use of pool, Marc will monitor on weekends
 - i. no further action
5. New Business
 - a. No new action by email
 - b. Board needs to schedule a budget meeting
6. Manager's Report

Aug. 2019 Total Income:	\$	45,810.74
Aug. 2019 Operating Expenses:	\$	44,590.35
Aug. 2019 Non-Operating Expenses:	\$	7,995.00

For Aug. 2019, the association had the following summary of accounts:

Operating Account Balance:	\$	3,641.97
Money Market Fund Balance:	\$	250,545.67
Total:	\$	254,187.64

7. Adjournment
Meeting adjourned at 7:05