

## Limited Edition Condominium Board Meeting 8/15/2016

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The board meeting was called to order by Paul Kelley at 6:00.

Attendees were: Paul Kelley, Bob Shelton, Angela Webb, Joe Abounader, Joe Tummers and Harry Buck.

Prior to the opening President Paul Kelley requested a moment of silence for the members of Limited Edition who are in poor health.

A motion was made by Bob to accept the minutes of the July 25 meeting, seconded by Harry. Motion carried.

Treasury Report for July:

Operating Account: \$12,784.63      Reserve Account: \$50,919.70      Total: \$63,704.33

The 2015, 2016, audits (by Newton Combs CPA) were received from Mitch Cox. There was a charge of \$500 for each year. They were reviewed and accepted by the board.

The board feels that in the coming years it would be to our advantage, financially, to have three non-board members do our own audit.

### OLD BUISNESS:

- Unit# 56 Bob suggested that we hire a home inspector to recheck the crawl space. This will insure that there are no remaining problems that may result in future cost to the association.
- Unit# 16 The board is trying to contact David Whitson to replace the vents. As soon as he is contacted the vents will be replaced.
- Unit# 3 David Whitson has not put the ring around the tree because he has to cut some roots and he is concerned that it might damage the tree. Further investigation is required.
- Unit # 28 Landscaping: Kevin Howell to give quotes – Plott Creek Grounds Maintenance

Driveways      A discussion was brought up about replacing driveways. Joseph Abounader reminded the board that unit# 18, 20, and 22 were replaced but they continued to flake. Joe Tummers said that he felt that they were not done properly. Since Unit#18 is still flaking badly the board decided to use unit#18 as a test vehicle and

replace it. A motion was made by Joseph Abounader to have Unit # 18 driveway changed, seconded by Bob and carried unanimously.

Entrance wall: John King gave Limited Edition a quote of \$375 to paint the wall. Harry made a motion to allow him to paint it seconded by Joe Abounader. Motion carried.

**NEW BUISNESS:**

Due to problems at the bank all dues should be paid by check mailed to:  
Limited Edition Homeowners Association  
76 Sterling Ct. N  
Johnson City, TN. 37604

Unit# 62 Carol Fargason reported her garage door is cracked. Paul Kelley will investigate the problem.

**Miscellaneous:** The board would like to remind all LE owners with dogs, that common courtesy, as well as city and states law requires all dogs be leashed and not running free.

Bob suggested that Limited Addition have a welcome pack and welcome team, to welcome any new owners that purchase a home in Limited Edition. We are looking for volunteers who would be willing to serve.

Angela Webb was gracious enough to create a Website for Limited edition. The website will contain minutes, last treasury report, any pertinent information, etc. The website address is [WWW.LEHOA.NET](http://WWW.LEHOA.NET)

Due to the problems with Unit #56, after being empty for a long period of time, it is advisable for anyone who will be vacating there unit for more than two weeks, notify the board and turn off their water.

There were no further discussions.

Harry Buck made a motion to adjourn and Bob Shelton seconded it.

Secretary:

Joseph Abounader

President:

Paul Kelley