

MINUTES

Board of Directors Meeting

Date: February 7, 2017

Minutes of the Ivy Street Condominiums Board of Directors Meeting, held on February 7, 2017 at the offices of CENTURY 21 Turner Properties, 10725 SW Barbur Blvd., Su. 350, Portland, OR 97219 at 6:00 pm.

Present: Matthew Crosby, Aisha Gilmore, Lauren Murphy, Gary Dietrich, Judy Dietrich, Ruby Brenden, Kevin Eike (Attorney), John Turner (Association Manager), & Neil Shah (Association Manager)

I. Call to Order:

The meeting was called to order at 6 pm. Chair determined that a quorum was present.

Proof of notice of meeting
Approval of the preceding meeting minutes

II. Reports:

Operating and Reserve Account Balance Sheet

IV. New Business:

Legal Update from Kevin Eike:

Key dates:

- 4/17/2017: Expert Meeting
- 5/10 – 5/12: Depositions
- 6/27: Mediation (Everyone will need to attend this)
- 9/11: Tentative trial date

NOTE: Century will take care of setting up prep and post meetings prior to mediation on June 27, 2017. To be scheduled: Prep meeting few days before and post meeting one week after.

HOA board is OK with all owners being a part of the mediation

Tree on 223 fence: There is a tree that splits the 223 and neighbor property line that 223 A would like to get checked out. Unclear who would be responsible if work needed to be done or the tree would need to be removed

- Century will look into getting an arborist to come out and take a look. [Note – At the end of the meeting, it wasn't clear if the Board wanted to move on calling an arborist at this time, considering the current lawsuits time and cost – NS to look for clarification to proceed]

Garbage Service:

All units should have one personal garbage can

Recycling bins (blue) are shared and should remain outside the units

Glass bins – although there are not enough for each unit, we have chosen to keep them inside garages in order not to attract unwanted visitors

- Century will contact Waste Management in the event we need to get excess bins removed

Gary will reach out to WM to clear up any confusion with personal request for more bins

III. Adjournment:

Upon motion made, seconded and carried, the meeting was adjourned at 7:30 pm.

Statement regarding order of items contained in minutes.

For clarity and ease of future research, the sequence of items discussed at each meeting is recorded in the same order, even though they may have occurred in a different order during the meeting.

Respectfully submitted by Association Secretary, Lauren Murphy (This Document prepared by CENTURY 21 Turner Properties)