

Clearbrooke Townhouse Condominiums

Special Assessment Meeting

August 8th, 2022

I. Call To Order

Meeting Called to Order: 6:34pm by Tony

Certify Quorum of the Board: Quorum Established (Present BOD: Donna Kemp, Steve Fogel, Kiva Alvarez, and Tony Armer)

Ameri-Tech: Robert Kelly

Homeowners (signed in): Various

II. Old Business 6:35pm

- **1839**- Construction taking place.
- **Special Assessment**- 20k paid so far.
- **1827 & 1858**- AC Condensation line fixed.
- **1809**- Water intrusion fixed and repaired, waiting on paint.
- **1817 & 1825**- Waiting on tear down for stoop.

III. New Business 6:40pm

- **Spectrum**- Letter head for units who can't get install to allow spectrum to run new cables.
- **Roof**-
 - i. 1896- Has stains on ceiling from water coming from roof. Getting quotes on new roof.
 - ii. 1876- Water leaking in laundry room Gutters need to be addressed.
 - iii. 1878- Water leak gutters need to be changed and stucco repair.
 - iv. 1845- Laundry room leak found hole in laundry room.
 - v. 1892- Possible leak Scott inspecting.
 - vi. 1839- Needs new gutter.
 - vii. 1806 Gutters are causing leak in laundry room.
- **Termites**- Waiting on dates to start treatment
- **1813**- AC unit dripping needs to be addressed.
- **Fences**- Mike will replace and paint, go with 1x6 panels.
- **1841**- Patch work is crumbling again, Robert will address with John.
- **Dollar Weed**- Set up walk through with board members to see what can be done.
- **1840**- Vent not connected will take a look.

Adjourn Meeting- 7:15pm

The Board of Directors approved these Minutes.