

**COLONIAL FOREST HOMEOWNER'S ASSOCIATION
BOARD OF DIRECTORS MEETING**

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Please check off after reading. Building # _____ Unit # _____ _____ _____ _____ _____

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**Monthly Board Meeting
September 14, 2020**

BOARD MEMBERS PRESENT: Jon Farrington (President), Jess Salazar (Vice President), Marie Alba (Secretary), Val Krzyzaniak (Treasurer), Patricia Ward (At Large)

TARGA MANAGEMENT: Mark Pierovich

Approval of Previous Documents: Jess moved to approve the meeting minutes of August 10, 2020; Val seconded and all approved.

Financial Reports: There were no notable expenditures. Marie moved to approve the August 31, 2020 financial report; Jon seconded and all approved.

Grounds Report: Attached. Ted, Zach and Danyil worked hard to get the complex cleaned up after the wind storm. The big lawn mower is currently in the shop for repairs.

Board Member Openings: Thank you to the four owners applied for the two open Board positions. The two new Board members are Reginald Mayo and John Warfel.

Disposition of Old Truck: Jon will repost the ad again on Craigslist. To date there has been no interest.

Tree Removal & Trimming: The recent wind storm resulted in several fallen branches and potential compromised trees. Mark walked the complex afterwards with a tree service and obtained a bid. Jess moved to accept the bid for tree service as presented; Patricia seconded and all approved. Two dead trees will be removed (west end of Bldgs 1 & 15) and several trees will be limbed up.

COMPLETED ACTION ITEMS:

1. 3-1 wood rot repair on garage
2. 3-1 garage drainage issue
3. Bldg 20 irrigation leak
4. 21-3 leaking outdoor faucet
5. 15-1 leaking sewer line
6. 15-5 irrigation lines leak
7. Maintenance sump pump repair
8. 10-2 & 21-3 outdoor water faucet leak
9. 7-1 – mold in basement
10. 8-6 – interior painting from previous roof leak

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PENDING ACTION ITEMS:

1. Bldgs 21 replace railroad tie steps with concrete
2. 13-6 deck support rotted
3. 12-1 – sidewalk trip hazard
4. Install motion light in open space by buildings 12 & 14
5. 25-1 concrete path
6. 23-1, 23-6, 12-4, 12-2, 14-4, 19-1, 21-2, 19-5, 21-6, 14-2 dry vents need to be connected
7. 15-1 structural beam under 15-1 deck was never painted white after replaced
8. 26-1 – replace railroad tie steps with concrete
9. Building 22 – place railing at sidewalk steps
10. Between bldgs. 10 & 12 – add concrete steps
11. 1-6 put in railing by concrete steps
12. Get bid from Michael for bringing decks to code with lag bolts
13. 9-1 cracked downspout

Next Board

Meeting:

Scheduled for
October 12, 2020
@ 6:00 p.m.

Respectfully submitted,

Marie Alba
Secretary

The **COLONIAL FOREST HOMEOWNER'S ASSOCIATION BOARD OF DIRECTORS** can be reached as follows:

Website: <http://www.colonialforest.net>

Email: Jon Farrington (President): contactus@colonialforest.net

Mark Pierovich (Targa offsite Mgr): mark@targarealestate.com

Phone: Mark Pierovich (Targa offsite Mgr) 253-754-6049

Targa after-hours emergency number: 253-815-0393

Suggestion box: At the campus office (Building 15, Unit 6)

Reminder: The grounds crew will replace light bulbs and repair doorbells. Just submit a work request via colonialforest.net or fill out a paper request form located at the office suggestion box.