NEWPORT PLACE CONDOMINIUM ASSOCIATION BOARD OF DIRECTORS MEETING MINUTES: APRIL 7, 2015

BOARD MEMBERS PRESENT: Michelle Oakley, Jennifer Hathaway

BOARD MEMBER ABSENT: Bev Church

HOMEOWNERS: None

CONTRACTOR: Wayne Walton, WDR

CPMG: Association Manager Lynda Reifman Minutes taken and written by Lynda Reifman

Quorum of Board of Directors established.

Contractor: Wayne Walton, WDR

*Wayne Walton presented a proposal to remove and replace the damaged and leaking flat roof including new gutters and downspouts over #208 and #209 at a cost of \$22,039.64. He agreed to discount by 50 percent the temporary repairs to stop water intrusion in these areas.

*Wayne Walton provided a progress report regarding the fire-damaged condominiums. Certificates of completion are being completed by these property owners.

Board of Directors Meeting minutes:

A motion was made by Michelle Oakley, seconded by Jennifer Hathaway, and passed unanimously, to approve the Oct. 4, 2014, minutes as written.

2014 Annual Meeting minutes:

The Board reviewed these minutes which will be presented for approval at the 2015 Annual Meeting.

Financial Statement:

The Board reviewed and accepted the March 2015 financial statement prepared by CPMG.

Association Manager's Report: Lynda Reifman
*A motion was made by Michelle Oakley, seconded by
Jennifer Hathaway, and passed unanimously, to accept the
WDR proposal for the flat roof and gutter replacement over
#208 and #209 at a cost of \$22,039.64 with a 50 percent
discount of the cost of the temporary repairs.
*A motion was made by Michelle Oakley, seconded by
Jennifer Hathaway, and passed unanimously, to approve the
2015 management agreement submitted by Colorado Property
Management Group.

*Emergency water pipe repair has been completed in #109 by PipeX Contractor.

Board Member Topics:

*The Board agreed that two bids be obtained when the funding for the asphalt replacement project is achieved.

Next Board Meeting: 5:00 p.m. on July 8, 2015, at CPMG

Adjournment: 6:20 p.m.