

**MILLRIDGE HOMEOWNERS ASSOCIATION**  
**Board of Directors Meeting, Clubhouse Lounge**  
**October 3, 2009**  
**Minutes**

**Meeting called to order at 3pm. Introductions of members present.**

**Open Forum:** Ursula questioned the cancellation of previously scheduled meeting; it was due to the debris covering the inside of the clubhouse from the roof replacement. We were not able to get it cleaned prior to the meeting so we postponed it.

Dave Clarke would like CMI to give us actual numbers instead of percentages.

**Acceptance of the Agenda** – The agenda was accepted as presented.

**Acceptance of Meeting August 26, 2009 Minutes** – Minutes were accepted as presented.

**Committee Reports:**

1. **Treasurer's Report** – read by Kathy Shaffer-Tamblyn; on file
2. **Architectural Committee** – no report given
3. **Maintenance Committee** – clubhouse roof replacement is completed; 1600's and 1596's gutter problem will be repaired as soon as possible. Cap on clubhouse fireplace is done.
4. **Clubhouse** – Jeri Old has 1 rental for October – new cleaning person hired will be \$60 per mo. Cleaning will be done evenings at 6pm. Jeri suggested a potluck dinner to celebrate the holidays. Date was set for Dec, 5 at 5pm; to be published in the newsletter
5. **Pool** – no report given
6. **Landscape Committee** – Paul Blomquist – 8 trees have been removed, 2 French drains installed to aid drainage; Tim is starting to do Fall maintenance
7. **Neighborhood Watch** – Shirley Carlson presented a handout from Washington County Sheriff's Office to be included in the newsletter.

**Unfinished Business:**

1. **Cost of Living Indexes** – to be discussed in workshop
2. **Update on Insurance Claim** – inspection finally made- no work beyond initial \$2,500 insurance payout has been done due to a misunderstanding by the homeowner. No further payout can be made until the work is completed.
3. **Rental Amendment** – copy to new board members; will be discussed at workshop to bring them up to speed on the amendment so we can present to the homeowners
4. **Entrance Lights** – experimental solar lights will be installed
5. **Pest Control** – to be tabled for the workshop
6. **Board Workshop** – scheduled for Oct. 9 at 4:30pm

**New Business:**

1. **Green Committee** – to be formed to study ways to make Millridge greener; committee will work with Landscape and Architecture Committees. Volunteers are Isaac Elting McQuire (1744) and Roger Williams (1646); more volunteers are welcome. Various ways were discussed.
2. **Fix outdoor lights at units 1630 and 1580** – electrician is \$65 per hour
3. **Review Landscape Contract** – have another bid from Monaghan's- to be discussed at the board workshop
4. **Volunteers for 2010 Budget Committee** – volunteers needed to review our budget for next year; volunteers are Roger Williams, Jerry Weinert, Ursula Locke and David Clarke.
5. **Our Homeowners' Insurance is out for bid.** Renews in November.
6. **Cedar Mill has presented a proposal for Bldg. 4 repairs** – bid is too high; need them to rebid

**Next meeting date is October 28, 2009 at 6:30pm Meeting was adjourned at 4:28 pm**