

**APPROVED**  
**WOODLAND VILLAGE ASSOCIATION**  
**BOARD OF DIRECTORS MEETING MINUTES**  
**March 4, 2009**  
**6:30 P.M.**

BOARD MEMBERS PRESENT: Fred England, President  
Bill Vanderslice, Vice President  
Pam Foreman, Secretary  
Bob Lissner, Treasurer  
Daniel Jurkovics, Director

ABSEND BOARD MEMBER: Bill Vanderslice, Vice President

OTHERS PRESENT: Susan Toy, Provisional Manager  
Susan Keenan, AMI  
Gavin Silberschlag, AMI  
Homeowners per Attached Sign in Sheet

**CALL MEETING TO ORDER**

President called the Woodland Village Association Board of Directors meeting to order at 6:35 p.m.

**ESTABLISHMENT OF QUORUM**

A quorum was established with four Board Members for the Woodland Village Association present.

**HOMEOWNERS COMMENTS**

Joch, Stain buy back-return? Sealed buckets only  
Sandy Acosta 17447 Bear Lake Drive  
Need information on NHW-broken front window  
F. England advised to contact LSH for possible repair

**APPROVAL OF PREVIOUS MINUTES**

D. Jurkovics motion to approve minutes January 28, 2009  
B. Lissner seconded motion carried unanimously  
B. Lissner motion to approve minutes February 18, 2009  
D. Jurkovics seconded motion carried unanimously

**OLD BUSINESS**

Review/discuss & possible acceptance of the proposal from Associated Management, Inc. to oversee & manage the Woodland Village Maintenance Department  
Report given by Gavin, supervision will be done by Gavin

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HO question

Lot #561 yearly contract? Yes  
30 day notice to cancel? Yes  
2 employee's supervision – supplies  
All needed supplies? Yes by AMI  
Lot #771 cost per year \$45,000? Yes  
Cost equipment not listed? Savings?  
Any additional expenses board must approve prior to spending? Yes  
Budget common area \$30,000? But paying them \$45,000? Maint payroll  
Lot #171 lawn mowers clippings dumpster? Part of bid  
Insurance? Binding insurance  
B. Lissner question  
\$38,000 & CAM maint  
Estimate they are covering this? Buying tree's, lights...etc....  
.25 per AMI mark up?  
Quote listed – will not be spending this  
No markup on this? No per Fred  
Grass grows in weeds – necessary to mow weekly? Yes per Gavin

B. Lissner motion to approve bid estimate dated 2/26/09 \$45,341.28 & keep 2 employees in house @ association

P. Foreman seconded                      motion carried unanimously

Mowers equipment needed, bid \$17,000 will come from general reserve

F. England motion to accept bid to max \$17,000 purchase riding mowers & necessary equipment needed

B. Lissner seconded                      motion carried unanimously

B. Lissner comment mowers – maint. Schedule from AMI

**SELECT FUTURE BOARD MEETING DATES**

Wednesday April 22, 2009 @ 6:30 p.m.

**ADJOURNMENT**

There being no further business the Board of Directors Meeting was adjourned @ 7:30 p.m.

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Pam Foreman, Secretary  
Woodland Village Association