

Valley View Association, Inc.
(d.b.a. Vulcan Park Condominiums)
VIRTUAL Board of Directors Meeting
December 15th, 2020- 5:00 p.m. - 6:00 p.m.

I. Meeting Called to Order at 5:04 pm

II. Members Virtually Present:

Rosalva Bermudez, President
Taylor Kesterson, Vice-President
Samuel Lloyd, Treasurer
George Culver, Member
Bart Jones, Metcalf Manager
Alexandra Lloyd, Website Manager filling for the Minute Taker

III. Resident(s) Virtually Present: None

IV. DOCUMENTS SHARED:

- Monthly financials at the end of November
- Meeting agenda provided by Samuel Lloyd

V. MINUTES APPROVAL

Has been done by email.

VI. MONTHLY FINANCIALS

	End of November
Reserve Account	\$97,692.31
Operating Account	\$8,190.30
Total Assets	\$105,882.61

VII. FENCE DISCUSSION - PAST ITEM

Bart will send letters to 1721-A and 1771-A notifying owners this week.

VIII. WINDOW INSTALLMENT - PAST ITEM

Unit 1761-H Tenant was supposed to install trim around the window. The work done doesn't meet our standards. George made a motion to have a conversation with the owner to address this as soon as

possible as well as offer a vendor to correct the work, Sam seconded and everyone approved. Additionally, the owner of Unit 1770-A would like new windows for his unit. Sam made a motion to approve the request and get this started, Rosalva seconded and everyone approved.

IX. WATER BILL UPDATE - PAST ITEM

Bart took care of the water spigot repair and the water bill should go down. Board will monitor and report.

X. VIDEO SURVEILLANCE - NEW ITEM

Video surveillance from a neighbor catching the resident of 1720-A stealing packages. Taylor made a motion to charge the unit's resident of 1720-A the amount of \$250 for continued criminal activities, especially involving theft (with the understanding that it will involve an ongoing increase in the fee). Sam seconded and everyone approved.

XI. VACANT UNIT HAS BEEN SOLD - NEW ITEM

The 1761-A unit has been sold. The sale will allow the Board to receive remaining dues that were owed.

XII. TREE REMOVAL - PAST ITEM

We need a tree removal at 1741, 1731 and 1751-B to J because they have massive roots and they are a detriment to our sidewalk. Sam is planning to contact Champion's tree service for a quote.

XIII. ABANDONED VEHICLES - PAST ITEM

Bart will be sending letters for the white truck. The other ones have been taken care of by the city of Homewood.

XIV. MINUTES APPROVAL PROCESS - NEW ITEM

Clay, the Minute Taker will provide the minutes within 5 days of the Board meeting. Board members will be required to review and approve them within the next 5 days of receiving the email for approval. If revisions are needed, they will be done in the next 3 days to finally be sent by the end of the ongoing month to our Website Manager to finally upload on our website prior to the next Board meeting.

XV. LEAF REMOVAL AND YARD CREW SERVICE - PAST ITEM

Everyone is required to take pictures when they see a section of the neighborhood that requires additional attention.

XVI. CAMERA SECURITY SYSTEM - NEW ITEM

Taylor is evaluating the different options and will get back to the Board with a final quote.

XVII. CLOSING REMARKS AND ADJOURNMENT - 6:17 pm

The next virtual board meeting will be on January 19th at 5:30 pm using the Zoom platform. For owners and residents interested in joining the meeting, they will have to contact our Property Manager or voice interest in our Facebook group to receive the link to the Zoom invite.