Cement Creek Condominium Association, Inc.
Board of Directors

Minutes of Meeting
August 23, 2018

The Board of Directors meeting was opened by Chris Ward at 11:28 AM, MST. Chris Ward asked for a roll call of Directors present and a verification of quorum:

In Attendance:

Chris Ward
Bob Baker
Charlie Zeiter
Paul Davis
Kurt Sorensen – via phone

Five directors present and thus a quorum established.

Also present were Mike O'Loughlin, CCCA attorney and Jordan Stuckey employee of Red Oak.

1. Proof of Notice of Meeting.

   Charlie Zeiter stated that the Notice and Agenda for this meeting were posted on the association's designated posting wall (in the offices of Cement Creek Condominiums Association) and put on the association's web-site.

2. Approval of meeting minutes from the meeting held on July 25, 2018

   Paul Davis made a motion to approve the minutes as presented.
   Bob Baker seconded said motion.

   Motion was unanimously approved.

3. Election of Officers.

   Chris Ward opened discussion about regarding the election of CCCA BOD officers.

   Charlie Zeiter made motion that we re-elect the same people for the positions they currently hold.
   Kurt Sorensen seconded the motion.

   Motion was unanimously approved.

The officers for the BOD of CCCA are:

President =	Chris Ward
Vice President =	Bob Baker
Treasurer =	Kurt Sorensen
Secretary =	Charlie Zeiter

4. New Business.

Items on Porches and Patios:

Chris Ward opened discussion regarding Peggy Pentecost request that too many items and inappropriate items are being left and stored on patios and porches at Cement Creek.

Paul Davis would like to see a letter go out to all owners as a reminder to keep stuff off patios.

Jordan Stuckey explained, from her previous job in insurance, that no grills can be second story decks.

Chris Ward suggested that more research be performed and that we discuss this issue further at the next BOD meeting.

Ken Buck:

Chris Ward presented that Ken Buck has requested another license agreement to use CCCA property to bring his modular units onto his property sometime in the middle of October, 2018.

The BOD then discussed how much to charge for this license agreement, how to assure the fence along the easement line get approved and constructed, and how to incorporate the expense of repairing the road that has been damaged by Buck's construction traffic.

Discussion occurred with Mike O'Loughlin on best to legally construct the documents and the needed documents to accomplish these tasks.

It was determined that CCCA is willing to give Buck a license agreement under the following conditions:

1. The cost of the license agreement will be what it costs CCCA in legal and associated expenses.
2. Prior to the issuing of the license agreement Ken obtain all the needed approvals and permits, drawings etc. to construct a fence along the easement boundary. Pay his share of the estimated expense to construct said fence and agree that CCCA will build said fence.

3. Agree to a sum to repair said road damage or enter into some other agreement for current and future road maintenance.

Chris Ward and Bob Baker will contact Ken Buck with the following requirements to start negotiations regarding said license agreement.

With no further business being presented,

Paul Davis made motion to end the meeting.
Bob Baker seconded the motion.

Motion to close the meeting was unanimously approved.

Meeting was closed at 12:30 PM, MST.