

MINUTES
KIRKLAND CENTRAL OWNERS ASSOCIATION BOARD MEETING
10 October 2007

Date and Time:

Pursuant to Article 3 Section 3.7 of the Kirkland Central Association, a regular meeting of the Board was held on 10 October 2007 at 6:30pm at Kirkland Central lobby, 211 Kirkland Avenue, Kirkland, WA 98033.

Officers:

The President, Marna Hanneman, opened the meeting at 5:30 pm. The Co-Secretary, Alan Aho, was present to record the meeting.

Quorum:

The following Board Members were present:

Stan Hill – Vice President
Bob Dodson – Treasurer
Melissa Lising – Absent
Andrew Person – Absent
Sally Barkley – Facility Manager
Ritchie Tryon – Member-At-Large

Suhrco Residential Properties, LLC: Jean Norberg

Homeowners' Forum:

Call to order:

There being no other matters to discuss, the Homeowners' Forum was adjourned and regular meeting was called to order at 5:48pm.

President's Report:

- Amendments passed with a 69.5% vote on 03 October 2007

Secretary's Report:

- *Alan Aho motions to approve the 12 September 2007 Kirkland Central Owners Association Board Meeting minutes. Was seconded by Stan Hill and unanimously approved.*
- *Stan Hill motioned to pass the executive minutes from 12 September 2007. Was seconded by Bob Dodson and unanimously approved.*
- *Alan Aho moves to ratify 'House Rules of the Kirkland Central Condominium Owners Association. Ritchie Tryon seconds and unanimously approved.*

Treasure's Report:

Bob Dodson reported at the end of September 2007:

| | |
|---|--------------|
| Operating Funds: | \$ 9,022.06 |
| Developer Funds: | \$ 10,110.79 |
| Common Reserves: | \$ 64,855.48 |
| Outstanding Financial Commitments (Delinquencies) | \$ 14,260.14 |

Marna motioned to approve the Treasure Report for September 2007.. Was seconded by Alan and unanimously approved.

Facility Manager's Report:

- Common area key needs to be converted to master key on trash compactor room, utility room.
- Either at the end of the first quarter or beginning of second quarter 2008, look at having the window cleaning coincide with dryer vent cleaning.

Old Business:

- *Marna Hanneman motioned to hire Bell-Anderson to be our Insurance firm and recommends we go for The \$2million is for Director and Officers Liability Insurance.. Was seconded by Bob Dodson and unanimously approved.*

New Business:

- 07 November 2007 budget confirmation meeting from owners.
- 15 December 2007 the budget will be mailed out.

Adjourn:

There being no other new business, a motion was made, seconded and unanimously passed approved to adjourn the meeting at 7:53pm.

ALAN C. AHO, Co-Secretary
Date: 03 December 2007

MARNA HANNEMAN, President
Date: 03 December 2007