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SYMPHONY TERRACE CONDOMINIUM ASSOCIATION, INC.  
MINUTES  
of the Regular Meeting of the Board of Directors held  
September 10, 2018

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The meeting began at 6:00pm. The following Board Members were present: Larry Newmark (Chair), Tracy Rogers, Randy Robinson, Betty Brown and Dean Larson. ceosd.net was represented by Al Simonelli.

The following three items passed as part of the Consent Agenda.

MINUTES of the MEETING held 08/13/18 were approved as recorded.  
[MINS]

FINANCIAL REPORTS for the period ending 08/31/18 were accepted as submitted. [FINS]

NEXT BOARD MEETING was confirmed for Monday 09/08/18 at 6pm in Suite 100. [BDMT]

The prior three items were passed unanimously as part of the Consent Agenda on a motion by Betty.

RESERVE STUDY UPDATE: Dean provided his reserve study recommended changes to be forward to Matthew Swain with Associated Reserves.  
[RESV]

UPPER GARAGE GATE CAR CRASH: Pending insurance claim from unit owners insurance carrier. [3962]

REMOVE POOL ARBOR & TRELIS was confirmed completed by Gus Curiel. [3933]

FIRE PUMP REPLACEMENT: Tabled for comparison bid. [3929]

EIGHT NEW VIDEO CAMERAS were installed by North Coast Cabling.  
[3940]

TREE TRIMMING, ONE TRIPP TREE is scheduled for November 2018.  
[3066]

BACK PATIO & POOL RESURFACE: A motion by Randy passed to approved the deck proposal from W.I.R.C.Inc for \$28,379. Motion was amended to have the company representative answer questions from the Board. [3955]

CARPET CLEANING: A motion by Dean passed to approve the proposal provided by Cintas Carpet Cleaning for \$2697.20. [JNTR]

YEAR-END 06/30/18 FISCAL REVIEW: A motion by Dean passed to accepted the year end review competed b y CPA Tim Ferrara. [AUDT]

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3% ASSESSMENT INCREASE: A motion by Dean passed to have management calculate a 3% assessment increase to increase the reserve contributions by \$9600. [3979]

NON-BOARD CONCERNS: Randy/Unit 405 requested a sign placed on the recycle bins to flatten all boxes.

The meeting adjourned at 6:43pm.

/s/ Al Simonelli

/s/ Board

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Recorded by

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Approved by