

Emergency meeting of Board members on Thursday, June 18th, 2009,
Following resignation of Board President Dan Wehrle and Board Member
Frank Jones.

Items Pending for future discussion/action by Sweetwater Ridge Townhomes
Association Board of Directors

Replacement of two Board Members who resigned
Interested persons/volunteers

Need to change names on:

All Bank Accounts - Does insurance cover non-board members
writing checks?

Corporation filing in Tallahassee \$35.00

Post Office Box

Website

Do we want to go with a management company? Can we get
recommendations

From Clayton & McCulloh of 3 comparable companies in this area?

Record Board Meetings - fund recorder from miscellaneous expenses

Expenditures - cap amount, with email approval and verification at next
Board Meeting. Include recurring expenses? Does Board want
approval on all checks written? Email to Board members prior to
Paying monthly billing.

Landscaping - evaluation of current vendor's job performance

Roof - responsibility of association, repair with pre-approval of board

Insurance - should we get other bids?

Legal - Scott, continue with bankruptcy

Clayton & McCulloh as lien/foreclosure representation

World of Home lawsuit??

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RAC proportions with condos paying their 17.6%, SWRTHOA paying 42.1% and Lake Equity Partners responsible for 40.3%. Obviously this creates a shortage as LEP in bankruptcy. Letter to RAC/Condos re Reapportionment. Can we get a monthly accounting from RAC??

Finance committee - Audit procedure, scope of work remaining, cost

Roster of all residents - for SWRTHOA and Magnolia Pointe Master

Hinges on Mailboxes - get inventory hinges for replacement

Collection Policy - revisit policy for inclusion with Q4 invoicing

Enforcement Committee - new member???? Review committee - Mel to check minutes for review committee members

Storage of SWRTHOA equipment - firewall paint, pressure washer, irrigation supplies, etc - Bob Stout has a list

Roof Warranty

Firewall - contact person from Dan