

**CARNELIAN WOODS TOWNHOUSE ASSOCIATION  
BOARD OF DIRECTORS MEETING  
9:00 AM, SATURDAY JANUARY 21, 2012  
CARNELIAN WOODS LODGE  
AGENDA**

1. Secretary's report – Alex Lukash.
  - a. Approval of minutes for the October 29, 2011 Board Meeting.
  - b. Approval of minutes for the September 17, 2011 Annual Home Owners meeting.
2. Treasurers report – Dave Sullivan
  - a. Financial reports.
  - b. Dues delinquencies.
  - c. Loan balance for year end 2011.
  - d. Funds left from loan – status?
  - e. Quarterly report on Carnelian Woods Services finances.
  - f. Review of funds in checking and savings versus CD's and other fixed income vehicles.
3. Security Committee – Les Terry
4. Insurance Committee – Joe Hubachek
5. Sheriff's office – Joe Hubachek
  - a. Status of negotiations/legal action.
  - b. Plans for facility after resolution of law suit.
6. Architectural Committee – Cary Okumura
7. Government Agencies – Geoff Simcoe
8. Forestry Committee – Ruth Dworsky
9. Capital Budget – Les Terry.
  - a. Status of painting plans for 2012.
  - b. Other Capital expenditures.
10. Project Manager's report – Les Terry (GM).
  - a. Bocce ball court – discuss plans for finding way to fund.
  - b. Rickett's shed issue
  - c. Carbon Monoxide/smoke detectors installation.
  - d. Fire place inspections – cost of inspections and cost of access to units.
  - e. Report from Lodge use committee – two primary questions are: food and drink inside and the requirement that groups/reunions must have most of the attendees staying at the Woods.
  - f. Reminder - Board members spending time with Les at the Lodge to have a better understanding of the day to day demands and challenges.
11. Old Business
12. New Business
13. Next Board meeting – April 28, 2012 at 9:00am in the Lodge.
14. Adjourn to Executive Session.