

PARK TOWERS HOMEOWNERS ASSOCIATION

Board of Directors Meeting

Tuesday, January 21, 2014

Starting at 6:15 PM

Park Towers Office - Downstairs Lobby

280 Island Avenue, Reno, NV 89501

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| 1. Call to Order/Roll Call | ACTION |
| 2. Membership Open Forum – AGENDA ITEMS ONLY
This the portion of the meeting that is dedicated to membership input for items on the AGENDA ONLY. If you would like to speak to the Board, this is the time do so. Each unit owner wishing to speak will sign in at the beginning of the meeting, be given a three-minute period and limited to the numbers of times he/she is allowed to speak on the same question. Each person will be allowed a maximum of three minutes. If necessary, a total open forum period of up to 30 minutes will be allowed. We would like to let everyone know that even though we value membership comments, this is a Board meeting designed to conduct association business within a reasonable time limit. | |
| 3. Approval of Minutes
A. Through November 19, 2013 | DISCUSSION/ACTION
DISCUSSION/ACTION |
| 4. Acceptance of Financial Reports (Through November 2013)
A. Bank Statements Reviewed | DISCUSSION/ACTION
DISCUSSION/ACTION |
| 5. Maintenance - Dave Tyrer/Management
A. Emergency Repairs/Maintenance Report | DISCUSSION/ACTION
DISCUSSION/ACTION |
| 6. Unfinished Business
A. Association Owned Units- Status
B. Balcony Railings Replacement - Status
C. Insurance Claim - Update
D. Full Reserve Study - Adopt | DISCUSSION/ACTION
DISCUSSION/ACTION
DISCUSSION/ACTION
DISCUSSION/ACTION
DISCUSSION/ACTION |
| 7. New Business
A. Roof Drain Repairs
B. Parking Space Fees
C. Heat Responsibility Policy - Adopt
D. #301 & #302 Deck Repairs Cost – Ratify
E. Garage Door Replacement – Cost | DISCUSSION/ACTION
DISCUSSION/ACTION
DISCUSSION/ACTION
DISCUSSION/ACTION
DISCUSSION/ACTION |
| 8. Management Report | DISCUSSION/ACTION |
| 9. Membership Correspondence
A. Bad Smell on the 5 th Floor | DISCUSSION/ACTION
DISCUSSION/ACTION |
| 10. Membership Open Forum – ANY OTHER ITEMS
This is the portion of the meeting dedicated to membership input for ANY ITEM PERTAINING TO THE ASSOCIATION. No action can be taken on any item brought at this time, however if the Board determines new items should be placed on the agenda, they may do so. If you would like to speak to the Board, this is the time to do so. Each person will be allowed a maximum of three minutes. If necessary, a total open forum period of up to 30 minutes will be allowed. | |
| 11. Adjournment | ACTION |

**Please remove any decorations within 15 days after the holiday.
Happy New Year!**

Per NRS 116.31083: It is the right of a unit's owner to have a copy of the audio recording, the minutes or a summary of the minutes of the meeting provided to the unit's owner upon request, in electronic format at no charge to the unit's owner, if the association is unable to provide the copy or summary in electronic format, in paper format at a cost not to exceed .25 cents per page for the first 10 pages, and 10 cents per page thereafter. It is the right of a unit's owner to speak to the Executive Board, unless the Executive Board is meeting in Executive Session.

VISIT PARK TOWER ONLINE AT WWW.PARKTOWERHOA.COM