

ParkPlace Homes Meeting Packet 24.10.07

As we move into a monthly cadence of meetings, we welcome any feedback on things which should be included or removed from these packets.

Roof Status

All but the gutters are replaced as of the morning of Tuesday October 1st! We thank everyone for their patience as this disruptive effort comes to a close. We would like to solicit feedback on what went well and what could have gone better so that we can apply these lessons learned to future construction projects. If you are unable to attend the meeting, please don't hesitate to email the board or Kerri directly.

Wasp Status

Gone. Get wrecked wasps! If anyone sees them building a new nest please contact Kerri or the board ASAP!

Pending final invoice, will review in meeting.

Basement Status

We have an updated quote from Jack that updates the scope to align with our needs.

See Attachment "01 Basement Quote.pdf" - \$8880

19730 Exterior Light

The 2nd floor exterior building light is failing, flickering on and off repeatedly. This is too high for me to feel safe getting on a ladder and messing with; time to call in the pros! We have a verbal quote from Jack to replace this with an LED assembly, pending execution. - **\$200**

Tree Trimming - Vote

We need routine trimming of our trees to avoid damage to buildings and vehicles. For now, we are looking to vote on a quote for this year, though we will be establishing an annual vendor relationship for routine tree maintenance assuming quality work.

See Attachment "02 Washington Tree Experts.pdf" - \$3200

See Attachment "03 Manage Mowed.pdf" - \$3500

Note that both listed prices are pre sales tax for comparison purposes. Quote 3 also shows the final price with sales tax, although quote 2 does not.

Fire Extinguishers & Blankets

Those of you who live in their units will be receiving a personal donation of a fire blanket on their doorstep along with the regular meeting heads-up notice Tuesday afternoon. It is our sincere hope that everyone keeps these readily accessible and near the kitchen, ideally on the side of the fridge furthest from the oven. No association funds were spent on this endeavor.

Fire Blankets are a cheap and reliable option to keep in your arsenal against fire. Those of you who don't live in their units, we suggest purchasing one to protect your own home, they run for less than \$20 per blanket.

Fire tip of the month! Fire extinguishers require a routine inspection for best efficacy. Please do the following **right now** and then every 6 months.

- 1) Check every extinguisher to make sure the safety pin is properly in place to avoid inadvertently firing the unit.
- 2) Check the gauge to ensure that the needle is in the green. If it is not, your unit has failed and must be discarded.
- 3) Think of a fire extinguisher like a bottle filled $\frac{2}{3}$ of the way with fine sand. After sitting stationary for years, the powder tends to compact and clump. Gently turn the extinguisher upside down and right side up repeatedly until you can feel the powder moving freely. **Be careful that the safety pin does not fall out, ensure you do not accidentally fire the unit.** If you have never done this, it may take a bit for this to work. Do NOT vigorously shake the unit, just gently turn it rightside up and upside down to disturb the powder.
- 4) Make sure all residents know where fire safety equipment lives in your house, and instruct them on proper use.

Finances Review

Experimental meeting section! This could be a valuable tool, or could bore everyone into a coma. Please provide feedback in the meeting if this section is useful. We get monthly financial summaries detailing the status of our association. The plan is to review and discuss any outliers, and answer any financial questions.

Open Forum

We welcome any input, suggestions, comments, insults or otherwise! We can't address problems we don't know of! Please take this opportunity to bring up anything that has been bugging you, or things you think we are doing well and should continue.