



## Liberty Park Condominium Association

# Board Meeting

Monday, 11/Jan 2010  
Bethel Lutheran Church

### Annual Board of Directors Meeting

#### Attendees

Board: Britt Ackerman (1515), Michael Strand (1532), Helene Haapala (1582), Karin Smedsrud (1564), Jenny Wallager (1615).

Property Managers: Angela Dee (1510), Platinum*Plus* Management LLC, Rhonda Rowe (1530), Platinum*Plus* Management LLC.

Homeowners: Judy Bickel (1611), Connie Martin (1582), Denise Bundgaard (1572), William Melby (1609), Gretchen Baune (1511), Alison Simison (1518), Bob Rowe (1530), Adam Gounaikis (1617), Vincent Sommer (1519)

President, Britt Ackerman, called the meeting to order at 6:34 p.m.

Agenda – approved.

Meeting Minutes – approved.

#### Financial Update

Platinum*Plus* presented the December and year-end financial update as well as a report on the budget.

Smedsrud has been auditing the financials monthly as part of the ongoing check-and-balance process in place.

No discrepancies were noted on the financials. Delinquent accounts were updated as follows:

1562 – bankruptcy; pursuing legal action.

1544 – foreclosure; sent financial statement to the bank.

1615 – collected at meeting.

1552 – bankruptcy; pursuing legal action.

Overall delinquent accounts have been significantly reduced since the beginning of the year!

Year-end financials were available to homeowners at the annual meeting. In an effort to save on postage costs, electronic copies of the year-end financials are available upon request from Platinum*Plus*.

#### Update on 1544 to 1562

In 2009 Liberty Park retained an attorney to reserve the claim. The claim has been served against the contractor.

#### Financial Audit

Smedsrud suggested an audit since Liberty Park has never had an audit performed. **ACTION:** Platinum*Plus* – obtain 3 bids for the Board to consider.

#### Annual Election

The following new officers were elected to the Board:

Judy Bickel (1611) – 3-year term

Alison Simison (1518) – 3-year term

Helene Haapala (1582) – 2-year term

Officer selection will take place at the March meeting.

### **2010 Meeting Schedule**

The following meeting schedule has been established:

March 10, 6:30 p.m. at 1510 Independence Drive

May 12, 6:30 p.m. at 1510 Independence Drive

July 14, 6:30 p.m. at 1510 Independence Drive

September 15, 6:30 p.m. at 1510 Independence Drive

November 10, 6:30 p.m. at 1510 Independence Drive

January 10, 2011, 6:30 p.m. at Bethel Lutheran Church

Changes and updated will be posted to the Association website in advance of the meetings.

Respectfully Submitted,

Angela Dee, Property Manager  
Platinum*Plus* Management LLC on behalf of  
Liberty Park Condominium Association

Next Meeting: **10/Mar.2010, 6:30 p.m. at 1510 Independence Drive**