

Quarterly Retreat, LLC
Spring Meeting
May 18, 2003

The Quarterly Retreat, LLC met on May 18, 2003 at the home of Joan and Paul Shelton.

Present were Joan and Paul Shelton, Pat and Larry Bidwell, Valery and Jim Cronk, Linda and Phil Hayes, Patsy and Steve Painter, Rebecca and Lee Swanson, Flo and Duane Westin, and Elaine and Dick Whisnant. Absent were Carolyn and Ray Camp, Gail and Virgil Jones, Jean and Jerry Harris, and Sandy and Bill Sheppard.

The minutes of the fall 2002 meeting were approved with correction of the meeting date in the body of the minutes to November 3, 2002.

We discussed and it was suggested that during the winter months LLC members should check with the person following them to make sure the unit will be occupied the following week. If nobody is coming, the water and hot water heater should be turned off. This is to comply with Summer Winds board recommendation that the water and hot water be turned off when units are not occupied.

The new security access code is *1515. The access code is not needed when entering using your access card.

Paul Shelton stated that the new microwave carries a five year limited warranty with a yearly maintenance agreement. If it needs repair during this time, there will be no cost to the LLC.

A motion was made, seconded, and passed to ask Pat Bidwell to purchase six new bed pillows and protective covers that can be washed. She will begin cleaning out the closets by getting rid of some old things like bedspreads and old pillows that we no longer use. The old pillows on the master bedroom bed will be put in the shams in the second bedroom, and then get rid of the old pillows. Save the old bedspread in the master bedroom closet along with some decorative pillows. We will keep the old TV in second bedroom for game playing.

Larry Bidwell will send an email to members asking members to review our Operating Agreement. A committee of Steve Painter, Becky Swanson, Duane Westin, and Larry Bidwell will compile and organize the input and report back at the November meeting.

Larry Bidwell reported that the Quarterly Retreat, LLC document registered with the State does not have all the members names listed on it.

A motion was made, seconded, and passed to write a letter from our LLC to the Chairman of the Summer Winds Home Owners Association Board of Directors notifying the Board that there is a safety concern with an open space in the outside walkway of the building near the elevator that a small child could possibly fall through. The secretary will write the letter.

Richard Whisnant gave the treasurer's report indicating that the LLC is in good financial shape. We are collecting sufficient money for expenses including the expected assessment by Summer Winds.

Lee Swanson, Linda Hayes, and Flo Westin will serve as the nominating committee and will present a slate of nominees for 2004 managers at the fall meeting.

Jim Cronk reported that he will convene the audit committee and complete the audit for 2002.

Phil Hayes distributed a handout showing a possible recalculation of Quarterly Retreat capital investment for updating the cost basis. After some discussion, the consensus was for Phil Hayes to do further investigation.

The fall meeting will be held on Saturday, November 1, 2003 at the home of the Whisnants.

Larry expressed thanks to the Sheltons for hosting us for the meeting and the meeting was adjourned.

Respectfully Submitted
Patsy Painter

Note: After the meeting, Duane indicated that he has the LLC original documents for the purchase of the condo including the warranty deed, the title insurance policy, and the LLC document. Duane will keep these in his possession.

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Last updated on January 30, 2004