

**Minutes of the Board Meeting of the  
Camelot Residences Association Inc.  
On March 24, 2025 at the on-site office**

6pm – call to order

Members present: Jason Andersen, Phil Dore, Marlene Blankenship, Dottie Holdren, Thomas McBreen

Minutes of 3/3/25 mtg – postponed until all members receive a copy

Current Projects: Speedbumps – project tabled until more funds available

Replacement of Electric meters – another 5 done this past week, project approx.. 10% complete...total of 80 meters in project

CD rates: Phil agreed to look into normal methods of how much to place into CD's and timing of same

New business:

Rules & Regs – No BBQ grills on porches, entries or behind building..to be stored inside screen room

2 patio chairs allowed with small table, up to 18" in width, no lounge chairs, no indoor furniture

Plants – up to 3 outdoor potted plants allowed for downstairs units, Upstairs walkways, no outdoor potted plants.

Motion: Phil/second Thomas...vote 3 for, 2 against allowing plants on upstairs walkways

Planter box borders : discussion...agreed to have Jim get bids for planter border services

Building trim: discussion..Jim to purchase one border and install to estimate costs moving forward

Screen room compliance: Discussion regarding standards..pictures passed around..no decision

Front entrance of units compliance: Discussion regarding standards..pictures passed around..no decision

Violations Protocol: Discussion...email pics to all Members, majority to vote on issuance of a violation letter. Existing violation pictures passed around to members..Marlene's unit pic was incorrectly marked as her unit.

Front entry sign expenditure:

Motion..Phil/Second Thomas...spend up to \$500 to bring sign back to original appearance with rear picket fence, new plants, irrigation line, solar floods (2)

Soffit repair estimate: \$3275.00. agreed to go ahead with work.

Applications for maintenance assistant: Thomas to place ad, Jim to help write ad

Newsletter: sample passed around..agreed to make newsletter more fun/lighter..reach out to members for suggestions. Add to newsletter, compliance issues, larger print,

new logo without color, response directed to all board members, reach out to members for email addresses, put new regs in letter re patio chairs and plants and allow 90 days for compliance,

Newsletter to be submitted to all members before mailing. Include rules and regs with mailing of newsletter

Additional business: Beth, unit 2978, complained about a boat trailer in the parking lot..was told by another owner that it would be moved within 1 week.

Resident of unit 2985 complained about the way he was approached regarding his blue porch light. Was told that he would receive copy of documents that addressed the issue by Phil

Motion to close by Jason, second Marlene...adjourn 7:45pm