

RICHARDSON SQUARE CONDOMINIUM ASSOCIATION, INC.

**NOTICE
OF
MEMBERSHIP MEETING**

September 5, 2019

5:00 PM, MST

The Board of Directors of RSC will be having their **Annual General Membership Meeting** on September 5, 2019.

This meeting will be held in the hallway of Richardson Square Condominiums:

Richardson Square Condominiums
216 – 230 E. Georgia Ave.
Gunnison, CO 81230

If any member of RSC has any questions, please contact Charlie Zeiter at charlie@redoakproperties.net or call 970-641-2219 prior to the meeting.

Notice, August 6, 2019



Charlie Zeiter – Manager of Richardson Square Condominiums

RICHARDSON SQUARE CONDOMINIUM ASSOCIATION, INC.

**GENERAL MEMBERSHIP
MEETING**

September 5, 2019

5:00 PM, MST

MEETING AGENDA

- 5:00 PM President of Board of Directors calls meeting to order.
- Role call of Members present.
 - Verification of quorum.
- 5:03 PM Proof of notice of meeting.
- 5:05 PM Approve General Membership Meeting Minutes from September 19, 2018.
- 5:15 PM Consideration of Annual Budget by General Membership.
- 5:35 PM Election of Board of Directors position – 3 year term currently held by Alan Rose
- 5:45 PM New Business:
- To transact such other business as may properly come before the board.
- 6:00 PM Adjourn.

NOTE: A Board of Directors meeting will follow immediately after this General Membership Meeting.

**RICHARDSON SQUARE CONDOMINIUMS
216 - 230 W. GEORGIA
GUNNISON, CO 81230**

October 1, 2019 to September 30, 2020 BUDGET

- Approved by Board of Directors - JULY 29, 2019
- Considered by General Membership -

	OLD BUDGET June 1, 2018 to May 31, 2019 BUDGET	ACTUAL June 1, 2018 to May 31, 2019	PROPOSED October 1, 2019 to September 30, 2020 BUDGET
EXPENSES			
Annual budget mailing	\$ 20.00	\$ 20.00	\$ 20.00
Insurance Expense (Exterior of buildings only)	\$ 3,582.90	\$ 3,288.00	\$ 3,600.00
Legal Expense	\$ 400.00	\$ 372.00	\$ 400.00
Building Maintenance & Repairs - Ext.	\$ 1,000.00	\$ 1,179.91	\$ 1,200.00
Building Maintenance & Repairs - Int.	\$ 650.00	\$ 188.87	\$ 650.00
Fire Extinguishers (annual inspection)	\$ 30.00	\$ 45.00	\$ 45.00
Snow Removal	\$ 2,400.00	\$ 1,736.13	\$ 1,500.00
Snow Removal - roof	\$ 2,000.00	\$ 1,890.00	\$ 1,500.00
Yard Maintenance	\$ 2,000.00	\$ 2,406.37	\$ 2,500.00
Management Expense	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00
Common Area Electricity	\$ 750.00	\$ 843.80	\$ 900.00
Garbage Service	\$ 720.00	\$ 720.00	\$ 720.00
Water & Sewer Service	\$ 1,400.00	\$ 973.01	\$ 1,000.00
Natural Gas	\$ 2,600.00	\$ 2,635.95	\$ 2,700.00
Tax Return Prep Expense	\$ 650.00	\$ 450.00	\$ 650.00
Bank Service Charges & Supplies	\$ 120.00	\$ 27.76	\$ 240.00
RSC Web Page Domain Name	\$ 13.00	\$ 164.91	\$ 30.00
RSC Web Page Hosting	\$ 119.40	\$ 164.91	\$ 175.00
Budgeted Reserve Acct. Savings	\$ 3,600.00	\$ 3,600.00	\$ 3,600.00
TOTAL EXPENSES	\$ 22,455.30	\$ 22,921.71	\$ 23,830.00