

Casa Bonita Condominiums Association  
Board of Directors Meeting  
August 13, 2025, at 6:30 PM @ the pool Ramada

- I.** Call to Order
- II.** Approve meeting minutes from June 11, 2025, Board of Directors Meeting.
- III.** Reports
  - Financial Report
- IV.** Old Business
  - a. Insurance discussion about recent request from a Lender and replacement cost increase Update – policy for September 2025 – September 2026 will increase \$818 annually.
  - b. Sidewalk repairs – Dunken Concrete \$2,300 & Anthony's Turn Tech \$2,500. Third vendor never showed up.
  - c. Unit 1 – gravel installation – future gravel installation for a later date and cooler weather
  - d. Unit 28 fence repairs – Anthony's Turn Tech \$800 for patio and balcony
  - e. Attorney Review and legal opinion of CCRs and other governing documents
- V.** New Business
  - a. Unit 13 fence repairs – owner has requested that the fence be repaired. Quote from Anthony's Turn Tech is \$600
  - b. Unit 30 – patio and balcony fence replacement.
  - c. Termite Renewal – inspection has been scheduled
  - c. Trees overhanging south wall
- VI.** Open Discussion
- VII.** Adjournment to Executive

2025 Board Meeting Dates – October 8, December 10