

Casa Bonita Condominiums Association
Board of Directors Meeting
October 8, 2025, at 6:30 PM @ the pool Ramada

- I.** Call to Order
- II.** Approve meeting minutes from August 13, 2025, Board of Directors Meeting.
- III.** Reports
 - Financial Report
- IV.** Old Business
 - a. Sidewalk repairs – Dunkin Concrete \$2,300 - completed
 - b. Attorney Review and legal opinion of CCRs and other governing documents – update
 - c. Unit 30 – patio/balcony fence replacement – Termites found and dry rot – quote to replace wood
 - d. Termite Renewal – inspection done and contract renewed
 - e. Trees overhanging south wall update
- V.** New Business
 - a. Depth Markers for the pool
 - b. Unit 13 reimbursement for river rock to divert water
 - c. Unit 2 fence repairs
 - d. Gravel installation
 - e. Future request for a tenant fee with new leases or lease renewals on current tenants
 - f. Unit 5 requests for personal items in common area
 - g. 2026 proposed budget
- VI.** Open Discussion
- VII.** Adjournment to Executive

2025 Board Meeting Dates – December 10