



**Wynstone Townhome Association  
Eden Prairie, MN 55346**

To: Wynstone Townhomes Association Members

From: *Wynstone Townhomes Board of Directors*

Wayne Husby, President

952-949-3096

Larry Greely, Treas.

952-294-0273

Rick Rikhus, VP

952-934-6652

Mel Hunker, Board Member at Large

952-937-2968

Cathie Hegg, Secretary

952-974-8264

RE: **Board Meeting, October 4, 2004**

*The meeting held at 13600 was called to order at 7:15 p.m.*

In attendance: Wayne Husby, Mel Hunker, Larry Greely, Rick Rikhus, Cathie Hegg

**MEETING MINUTES FROM LAST BOARD MEETING**

The minutes from the previous meeting were approved as amended.

**TREASURER'S REPORT**

Larry discussed the reserve study software program that he is using to calculate and project the association's reserves. He noted some adjustments he made to correct the beginning numbers of the previous reserve calculations.

Larry reported that he pulled \$20,000 out of the Hyland Bank to put into a 3.4% Long Term CD for 34 months. He said that we have the option to bump up to a higher rate at no cost one time during the 34-month time period if rates increase.

Larry presented the financial statement which will be presented at the annual homeowner's association meeting.

Total current assets YTD = \$49,391

\$10,562 = painting costs which were taken out of the operating reserve

The receivable were all paid in advance.

The water bill (\$1,762) was \$85 less than budgeted.

Larry reported that he has filed the annual registration (due 12/31/04) with the Secretary of State.

**ANNUAL MEETING AGENDA**

The annual meeting agenda was discussed and set. It was noted that two board positions are open.

*The meeting was adjourned at 8:35 p.m.*