

**Edgewater Condominium Association
Board of Managers
Monthly Meeting Agenda**

**Called to Order by: Jeff Hoy
October 19, 2013, 6:00 p.m. - Lakeside Lounge**

Members Present

- Jeff Hoy, President
- Jim Parks, 1st Vice President (via Skype)
- Ray Mapston, 2nd Vice President (absent)
- Debbie Ferris, Treasurer (via Skype)
- Janet Greene, Secretary (absent)
- Rick Clawson, Administrator

Guests: Alice Parks (via Skype)

Minutes from September regular meeting

- Motion was made to accept by Jim Parks, seconded by Deb Ferris. Carried

Administrator's Report - Rick Clawson

- WWTP Update - Hill Engineering - The study has commenced and Tim Wells and Andrew Thompson will be surveying the facilities on Tuesday, October 22.
- Insurance update- Reinhardt Agency has submitted a proposal which was received too late to present to the Board at this time. The final proposals will be presented to the board at the final budget meeting.
- Foreclosure update - The foreclosure is still on track, however there is no final date at this time when it will be completed,
- Chimney Inspections - reported that the company that formerly did chimney inspections is no longer in business. One proposal has been received and there will be an increase from \$30/\$60 (in the past) to \$80 for an inspection and \$140 for cleaning. Letters will be sent out to those owners with fireplaces notifying them of the increase, as well as the date for the inspections. Waivers may be submitted to those who no longer use their fireplace.

- Deck restoration - Masonry & More was scheduled to work on F deck, but weather did not cooperate. Rick reported that the possibility remains to complete the deck, but poor weather is approaching quickly. It was also reported that both N and P building have cracks on walls that need repair. We are waiting for word from the contractor on pricing.

Treasurer's Report/Reserves - Debbie Ferris

- Motion was made to accept by Jim Parks, seconded by Deb Ferris and carried.
- Deb also gave the delinquency report and has received responses from several owners regarding interest charges. The complaint is "if they were not notified of a late payment, why should they be charged interest. A motion was made by Jim Parks, seconded by Deb Ferris and carried to waive any interest on those particular accounts as long as the past due amount is received by December 1st. This does not include any of the owners who have been notified in the past.
- Ms. Ferris will be contacting our attorney with one completed lien for his review. Once we have received a satisfactory review, then the treasurer shall continue to file liens on those owners in arrears in order to protect the interest of the Association.

Committee Reports:

Personnel - Jeff Hoy - Nothing to report

Rules & Regulations - Jim Parks - nothing to report

Buildings & Grounds - Jeff Hoy

- Jeff commented on how the new LED lights have helps the overall lighting of the buildings. Rick reported that the solar rope light have been installed on nearly half the stairways on all the building and the project is suspended until Spring of 2014.

Social & Recreation - Janet Greene

- The Rec & Social report was to be given by Rick in Janet's absence. In light of the fact he forgot it on his desk, the report will be forwarded by email to the Board members.

Old Business:

- Discussion on the final budget meeting and a decision to hold it in the office and via Skype on Thursday, October 31 at 10:00 a.m.

New Business/ Correspondence:

- Nothing to report

Next Meeting

- Budget Presentation - Monthly Board Meeting - Saturday, November 23, at Noon in the Lakeside Lounge.

Motion to Adjourn:

- Motion to adjourn made by Jim Parks, seconded by Deb Ferris and carried.