

Edgewater Condominium Association
Board of Managers April 28, 2018 Meeting
Secretary's Report

EXECUTIVE SESSION. The Board went into Executive Session prior to the Meeting, but did not take any action on business.

The meeting was called to order at 9:00 AM by President Jeff Hoy. Board Members Jeff Beach, Tony Cascio, Jeff Hoy (via Skype) and Ruth Schauer (via Skype) were present, along with Rick Clawson, Administrator. Board Member Debbie Ferris had an excused absence. Guests at the Meeting were Laura Beach, Lee Davies and John & Cathy Rathmell.

OPEN FORUM FOR GUESTS. There were no comments prior to the Meeting.

MINUTES FROM PREVIOUS MEETING. The March 2018 Secretary's Report was approved as submitted, following a motion from Ruth Schauer and second from Jeff Beach.

TREASURER'S REPORT/RESERVES. Jeff Hoy presented the March 2018 Treasurer's Report to the Board in Treasurer Debbie Ferris' absence. The report was approved as submitted, following a motion from Jeff Beach and second from Tony Cascio. The 2017 Financial Review from our accounting firm has been received and approved, and will be posted on our website.

ADMINISTRATOR'S REPORT

Water Shut-Off Valve Replacement Project. Rick has been in touch with the approved Contractor for this project, and work is schedule to begin in mid-May.

J Building Deck Replacement. Rick has been in touch with the approved Contractor for this project, and work will is scheduled to begin in mid-May

Paving Projects. 3 Contractors were solicited for bids on our 2018 paving projects, and the low bid Contractor has been selected. Work will begin once the Valve Replacement Project is complete, due to the heavy equipment and extra traffic that will result from that project.

The Paving Project will include the re-paving of the Building C and D parking lots as well as the paving of the overflow parking area for these buildings. It will also include the re-paving of areas around F, G, H and J Buildings.

Tree Removal Proposal. 2 Contractors have been solicited for this project. We are still waiting to hear from one of these. This project will encompass the removal of many dead and diseased trees on the property, as well as some trimming work.

Pool Maintenance. Work is continuing to prepare the pool for opening, with a May 15th target date.

COMMITTEE REPORTS

Landscaping. A request was received from the Nefoske family to allow for the purchase and planting of a memorial tree. This request was approved, with provisions for the type of tree and proposed location, on a motion from Jeff Beach and second from Tony Cascio.

OLD BUSINESS.

Nominating Committee Appointments and Board Positions. Resumes of interested candidates for the open Board positions in June will need to be received by the Committee 1 month prior to the June 10th election. Any written petitions to add nominees must be received 16 days prior to the June 10th election. At present there are 2 interested candidates for 2 open positions.

NEW BUSINESS.

A request to replace the upstairs bedroom flooring in Unit 309 was received and reviewed. This request was approved with the stipulation that there will be an inspection of the existing subfloor prior to installation of the new flooring, to ensure that the subfloor is properly stabilized, on a motion from Ruth Schauer and second from Tony Cascio.

A request was received to pour a concrete patio at the front of Unit 1101. This patio will be in accordance with all existing downstairs front concrete patios that have been recently installed. This request was approved on a motion by Jeff Beach and second from Tony Cascio.

OPEN FORUM FOR GUESTS. John Rathmell questioned when the tax reduction will be reflected in the tax bills. The reduction will start with the July tax bills.

All residents are invited and encouraged to attend our monthly Board of Manager's Meetings. Residents attending will be asked to sign-in. Anyone requesting an opportunity to speak during an Open Forum will be asked to also state the topic of their presentation. Residents are asked to refrain from interruption while another resident has the floor, and to contain themselves to the topic of their presentation

NEXT MEETING. April 28, 2018 at 9:00 AM in the Association Office.

ADJOURNMENT. The meeting was adjourned at 9:30 AM, following a motion by Jeff Beach and second by Jeff Hoy.

Respectfully Submitted,

Ruth E. Schauer
Secretary