

# Edgewater Condominium Association Board of Managers

## October 31, 2020 Meeting Highlights

The Board of Managers meeting was held on October 31, 2020, at 11:00pm via Go to Meeting. Highlights of the meeting are:

- The new Incident Tracker is working well with keeping track of maintenance issues recording. The tracker creates an in depth report showing what is being worked on as well as what is, or trying to be, accomplished. It is appreciated by all.
- Eight trees requested by residents through the Village of Westfield free tree replacement program have been planted. The Board wishes to thank Matt Golibersuch for his help with determining where best the trees should be planted. They look fantastic.
- The Vineyard Acres Fruit Farm reported the highest lease payment received to date at \$2,365.80.
- The Beautification Committee, along with Joe, were thanked for their countless hours keeping our grounds looking absolutely stunning this year. The final day for the geranium boxes came and they have been taken down and stored for next year.
- The new Gator Snow Plow was delivered on Thursday, October 29th. It is fantastic and is a great asset to the community. It runs three-four times faster. The plow has been prepped for our first snow fall.
- The Rules and Regulations Committee reported language change that will be discussed at the November Board of Managers meeting. Anyone looking to join to complete the remaining topics, please contact a Board member.
- A reminder working fireplaces must be inspected annually. Those who have converted their fireplaces to electric, or no longer have a working fireplace, are exempt from this requirement. Please contact Rick with either confirmation that you have converted your fireplace to electric or an inspection certificate.
- Water heaters should be checked on a regular basis by owners. It is recommended they be replaced every six years. It is the owner's responsibility to check and take care of their water heaters. A postcard will be sent to owners to indicate the age/replacement of their water heaters. This will be a return postcard that owners can fill out and drop back in the mail.
- Consent to enter units must be returned to Rick ASAP. When the temperature hits 20-below, all unoccupied units need to be inspected on a monthly basis.
- Vehicle stickers will be available at the beginning of year 2021. All vehicles must display a sticker. Cars will receive a small window cling. Trailers, boats, RV's, and all other vehicles will receive an adhesive sticker.
- We are looking at adding two more fire pits in the current firepit area. This will allow more people to enjoy the amenity. This is a future project.
- The next meeting will take place at 11:00 AM on Saturday, November 28th, via GoToMeeting.

Respectfully submitted,  
Kimberly A. Alonge, Secretary