

The Links at Haile Plantation Condominium Association, Inc.

Board of Directors Meeting

March 28, 2017

Approved

Links Clubhouse

Call to order/Roll Call/Determination of Quorum

Diane called the Board of Directors meeting to order at 6:30 pm and a quorum was established with Diane McAlhany, Ron Bunker, John Crowley and Ellen Snyder attending. Also present Tom Eaton and Stan Carrier, Maintenance.

Proof of Notice

Notice was evidenced by posting on bulletin board and by signage posted on Friday, March 24, 2017.

Reading of Minutes

Motion was made by Ron with a 2nd by John to approve the February 28, 2017 Minutes as presented. Motion passed unanimously.

Reports of Officers

Presidents Report – Diane discussed the need for residents or renters to pick up after their pet. Diane has created a note that can be posted on residents doors, asking that they keep an eye out for those residents that do not pick up after their pet. It was also noted there is a dog that consistently barks during the day in unit 39.

Treasurer's Report – Ron reviewed the financials and commented that we were financially in good shape. Additionally, he will be seeking another bank to open a new reserve account as we are dangerously close to the FDIC limit of \$250,000. He will have some recommendations for the Board at the February meeting.

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Links Board of Directors Meeting

January 9, 2017

Committee Reports

Landscape Committee – Vicki Cotto was unable to attend the meeting. Attached is her reported which was read to those in attendance by Diane.

Compliance Committee – Compliance letters were not sent this month.

Manager and Maintenance Reports

Manager Report –Conversion from quick books to tops has been completed. Introductory letters have been sent to all owners. The contract to enhance the park area has been signed and work should start hopefully by April 10, 2017.

Maintenance Report (Attached to these minutes) - Stan reports on various items as outlined on the report attached to these minutes. John moved to approve the proposal from Alan Spears to do concrete work,, seconded by Ellen, carried 4-0. The current bench at the park can not be matched. At this time the Board has decided to stay with the original proposal that includes one new bench.

Diane discussed a residents concern about the water stains left on her second floor windows. After discussion, Diane asked management to get 2 estimates to clean the windows. Diane said if any other resident asks to have their windows cleaned by the association, the resident(s) will have to provide picture proof of their windows.

New Business-Diane presented a requested by a resident to purchase an encumbent bike to be placed in the work out room.

Old Business

None

New Business

None

Next Meeting

The next Board meeting will be held on Monday, February 27, 2017

Owner Comments

None

Adjournment

The meeting was adjourned at 7:20 pm.

MINUTES APPROVED ON _____

Board Meeting 1-9-17

TASK ASSIGNMENTS

:

- 1) KH – Get with Architectural Review Board with HPW to review language about signage

- 2) KH – Get with Ron Bunker about new bank for consideration of reserve fund account
- 3) Stan – Put together list of remaining wood rot issues to be looked at 2017