
WINDEMERE COURT HOMEOWNERS ASSOCIATION
MINUTES
of the Regular Meeting of the Board of Directors held
January 17, 2018

The meeting began at 4:31am. The following Board Members were present: Robert Maines, Monika Slater, John Lupian, and Vincent Santoro. Management (ceosd.net) was represented by Santina Sandoval.

MINUTES of MEETING held 11/22/17 were approved. [MINS]

FINANCIAL STATEMENTS for period ending 12/31/17 were not approved as submitted. [FINS]

PRESIDENTS REPORT: Vincent Santoro reported out on New BBQ [7197], Installing a brick BBQ stand with counter space. Vince will be contacting vendors for proposals.

TREASURER REPORT: Monika Slater reported out on review of 2018 Budget (Roof Inspection, Elevator Mod, Tenting), Financials for period ending 12/31/17 to be reviewed by Management highlighted areas (Mgmt made a copy of Monika's copy of financials).

Management was tasked to seek proposals for Elevator Mod and Tenting.

2018 BUDGET: On a motion Monika, the Board, approved the 2018 Budget, with a \$25.00 increase HOA Assessments, to take effect March 1st, 2018. [BUDG]

MANAGEMENT REPORT: Santina updated the Board on Siding RE: PrimeCo [7196]; Elevator Permit [ELEV]; FHA Renewal [FHAA].

REPAINT RAILINGS: By consent, Vincent will be seeking proposals. [7194]

FRONT DOOR REPAINT: By consent, Vincent will be seeking proposals. [7193]

Re-key/Cameras: Tabled, by consent. [7211]

Management was tasked to send a notice to all residents in regards security tips.

2014 REVIEW: On a motion by Vincent, the Board, did not approve to move forward with having the 2014 review completed. Passed 4-0. [7212]

MONTHLY PEST SVC: On a motion by, Vincent, the Board, monthly pest services was not approved. Passed 4-0. [PEST]

NEXT REGULAR BOARD MEETING will be held Thursday, 04/12/18 [BDMT]

The meeting adjourned at 6:06pm.


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