

Beaucatcher House Condominium Owners Association, Inc.

Meeting Minutes

Thursday, September 29, 2016

Opening

The regular meeting of the Beaucatcher House Condominium Owners Association, Inc. was called to order at 6:10pm on Thursday, September 29, 2016 in the basement Manager's office by Sue Cobb.

Present

Sue Cobb, Nancy Adamson, Alan Hicks, Ashley Willis, Sandra Carlton

Unable to Attend

Ryan Frommel, Joe Vinzant

Approval of Minutes

The minutes of the previous meeting on August 25, 2016 were unanimously approved.

Treasurer's Report

August financials presented by Ashley Willis and reviewed by the board.

- Operating: \$36,550
- Savings: \$129,260

Rules and Ethics

We will review the rules and regulations and make amendments at the next meeting.

Social

- The next social event will be in December for the holiday party.

Manager's Report

- Winter sprinkler system breakage insurance claim – Nationwide closed the claim due to our inability to locate where the problem came from. Sandra reopened the claim three weeks ago but there has not been a response since. Next step is to look at the arbitration provision in our policy.
- Reliable is working to install French drains to help with Condensation building up in the HVAC system.

New Business

- There have not been any more bear sightings
- Siding issue – There are a few boards that are coming out of the siding. They are being nailed back in on the first and second levels. The third and fourth floors may require a lift.
- Marty Kokot(sp) – does not believe there is a settling issue.
- The master condo insurance policy has been renewed with Nationwide.

Old Business

- Rain Gutters – Still no response from Higher Ground. Sandra indicated that the letter was sent to Higher Ground requesting they honor the quote their contract was awarded on, and complete the work for the agreed upon price. The Board feels that based on their representation of pre-existing expertise in this industry, along with their familiarity with the Beaucatcher building, they had all the information necessary to quote the original work accurately.
- Elevator flooring – Sue showed the flooring that will be installed in the elevators. The laminate hardwood that was selected
- Landscaping – removal of trees next to entry / update landscaping expected to be done in October.

Agenda for Next Meeting

- September Financials
- 2017 Budget meetings to be scheduled in October.

Adjournment

Meeting was adjourned at 6:47 by Sue Cobb. The next board meeting is scheduled for 6:00pm on Thursday, October 28, 2016, in the Manager's basement office.

Minutes submitted by: Ashley Willis