

Eastwood Shores 4 Association, Inc.
Board of Directors Meeting Minutes
February 7, 2023

Board Members Present:

Duane Busa, President

Laura Bodnar, Treasurer

David Marks, Secretary

Beverly Neubecker, Ameritech Management

Call to Order: Duane called the meeting to order at 6:04 p.m.

Waive reading and approval of minutes:

Laura moved to accept the previous meeting minutes, seconded by Duane, approved.

OLD Business- No old business

New Business-

Roofing Inspections:

Roofing inspections in process to determine age of roofs and how soon they will need to be replaced. Strategic Roofing is doing the assessment.

1839 A stated there is a leak in small bedroom. David moved to repair the area for the quoted \$900, seconded by Laura, all in favor.

Elevation Certificate/ Insurance Savings:

The elevation certificate for the association is being obtained to reduce the insurance premiums and create future savings.

Tenant Parking Issues:

David noted that by 1855 a mercedes has been parking in the lot with very loud music, parking with too many guests.

1839 needs a letter sent as they have been over using the guest spots for almost year and half.

Open Forum:

Spigots are being replaced as needed. Duane asked that management find another company as the project is not being completed in a timely manner.

1849 B stated they have some rotted wood that needs to be replaced, and also asked if the bushes could be replaced. 1851 & 1853 also requested bushes. The board will review.

There was a note that Duane had put reflectors at the end of his driveway. Duane stated that he has now removed them.

There was discussion of Duane getting into argument with Larry at Larouse Landscaping. He stated he was belligerent and cussing. Management will advise Jimmy to address.

Adjournment:

Duane moved to adjourn the meeting at 6:58 pm, Laura seconded, meeting adjourned.

Respectfully submitted,

Beverly Neubecker, Mgr.