

Eastwood Shores 4 Association, Inc.
Board of Directors Meeting Minutes
February 14, 2013

Call to Order: Meeting of the Board was called to order by the President, Jane Somers at 6:10 p.m. at the community pool located on Bough Avenue. A quorum of the Directors was established.

Board members present were: Jane Somers, Present, Ira Kusnetzov, Vice President, Michele Chapin, Secretary, Zoran Kojic, Treasurer and Joanne Leonard, Director.

Approval of Minutes from October 29, 2012 meeting:

The minutes were read by Jane. Ira made a motion to approve the minutes, Joanne seconded the motion. The motion was unanimously approved, motion passed.

Approval of Minutes from 12/04/2012 Organizational meeting:

Michele made a motion to approve and Joanne seconded the motion. The motion was unanimously approved, motion passed.

Road Sealing:

Received 2 bids, one for \$7000 and one for \$3500. Phil is waiting for 3rd bid. Since these bids are higher than anticipated, Jane asked Phil to obtain at least 2 additional bids.

Termite Problem:

Letter was received from owner of unit 432 regarding termites in that building. The building has been treated multiple times, but termite activity continues to show in this particular unit. Three termite companies have recommended tenting; however, not all owners in the building are willing to allow tenting. Therefore, the board agreed to treat this unit one more time and also invite multiple termite contractors to the next meeting to answer questions regarding traditional tenting versus green treatments as well as other alternatives.

Delinquencies:

Start lien action against owner of 472. Homeowners delinquent more than 3 months will automatically be turned over to attorney for lien action.

Unit 571 has deeded unit over to us.

Start lien action against unit 633.

Violations:

Letter will be mailed to 1865B to remove swing from tree.

Architectural Request:

Unit 551 requests to leave up already installed flood light on back on unit. Light was already installed prior to this owner's purchase of unit. Board approved leaving the light

up due to unit being located in the back of the building at the end of the street and the light being aimed at the trees and fence where it is quite dark and not at other buildings or the street where it would disturb other residents.

Unit 454 requests approval for installation of new front door. Request was approved for door that adheres to style already approved by board.

Adjournment:

Zoran moved to adjourn at 7:15 p.m, Ira seconded.