

**DRAFT Minutes of the Meeting of the Board of Directors, Eastwood Shores No. 4 Regular Meeting of
Board held February 6, 2017 DRAFT**

NOT YET APPROVED BY BOARD OF DIRECTORS

1. **Attendance, Convened and Adjourned.** The meeting was convened and called to order on Monday, February 6, 2017 at 8:02 p.m. at the offices of Ameritech Property Management by Vice President Andrew Bemish. Also in attendance were Property Manager, Robert Kelly, President Matthew Natereli (attending by telephone), Treasurer Duane Busa and Director, Peter Harding (attending by telephone). On motion of Director Peter Harding and seconding by Duane Busa the meeting adjourned at 8:43 p.m.
2. **Quorum and Notice Verified and Minutes:** A quorum was established and proper notice verified. The Minutes from the January 17, 2017 meeting were unanimously approved and adopted.
3. **Business Conducted** (Unless otherwise noted, all business conducted received unanimous vote from the Board.)
 - a. **Website:** The changes requested by Treasurer Duane Busa at the January 17th meeting were made to the website;
 - b. **Fining Committee.** 1. A book of building exterior and grounds photographs will be compiled to serve as baseline information for use by this committee, however, opinion of counsel has been sought to ensure no violations of privacy laws; 2. The one individual expressing interest in the fining committee withdrew their name. Other interested individuals are being sought.
 - c. **Exterior Lighting/Painting Update.** Four lights remain to be installed. Robert Kelly to confirm this number as prior information indicated all lights had been installed. Issue with motion detector on some lights will be given to the electrician to see if the sensor can be bypassed. Lowes painters were sent a list of touch up areas.
 - d. **Property Inspection Items.** A walk through was conducted by V.P. Andrew Bemish and Treasurer Duane Busa on February 3, 2017 with additional items for repair and modification. Robert Kelly has notified Jimmy at LaRouse landscapers and Lowes painters of these items. New “pick up after your dog” signs and a left over Seminole Towing sign will be replaced.

- e. **Zinsco Breakers.** Property Manager Robert Kelly still in process of obtaining quotes from electricians regarding Zinsco breaker replacement;

- f. **Letter Re: Garbage Collection Times.** Property Manager Robert Kelly drafted and the Board approved a letter for mailing to co-owners and tenants regarding placing garbage at curb on collection day and not days before collection day. This letter also contained information about the association's central email.

- g. **Pressure Washing Quotes.** Property Manager Robert Kelly gathered two pressure washing quotes for removal of algae on sidewalks (a slip hazard); He will seek a third before decision is made on which company to hire.

END OF MINUTES