

Islandview Condominium Association
Board Meeting Minutes
September 19, 2017

Present: Jennifer Afonica, Denise Cosgrove, Fred Konchan, Cindy Parkhurst, Brennan Rees

Absent: Mary Chapman, Bob Cosgrove

A. Call to order – The meeting was called to order at 6:35pm by Cindy Parkhurst.

B. Submission of July meeting Minutes – Cindy Parkhurst

1. The August 22, 2017 meeting Minutes were reviewed. Cindy Parkhurst noted a correction to the August 22 Minutes. Under Old Business, it was stated that on August 23:
“Snider Electric was out to replace the main breaker on the building, and the breakers in the electrical box at the lift station” Snider Electric replaced the main breakers on the building, not the breakers in the electrical box on August 23. After noting the correction, the Minutes were accepted.

C. Financial Report

1. Board members received and reviewed a copy of the August month-end receivables and disbursements ledger. The Annual Budget was also reviewed.
2. After discussion, the Financial Report was approved.

D. Old Business

1. Lift Station update: Reports of lift station alarms going off on 9-9 (two events), 9-11, 9-14. In all cases, Doug or Fred were able to get one or both pumps working again.
On September 12 Cindy Parkhurst, Fred Konchan, and Doug Socall met with Ed from Quint Plumbing, and electricians Harry and George. Using the original condominium diagrams, Fred went over the original design of the lift station and discussed his thoughts as to why we’re having these issues, and ideas for long-term solutions. Still some work to do before a final decision is made.
Also on September 12, George from Snider Electric replaced both breakers in the electrical box at the lift station.
2. Comcast and WOW were called to address exposed wires at their main cable boxes. WOW came out the next day and repacked the wires into the box. Comcast buried a cable that was running on top of the ground along the south side of building 2465, but it appears to be quite shallow and they did not repack the wires into the box. The Board to address this again with Comcast.

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E. New Business

1. After reviewing a couple of bids for a new landscaping/snow removal company, the Board accepted the bid from Klamm Care Outdoor Solutions for \$1,400/month.
Additionally, the Board approved a bid for \$3,400 from Klamm to spruce up the endcaps and other rock beds. This will include removing old rock, re-grade and level with fill dirt, grinding old stumps, replanting of plants, install weed cloth and replace with new rock.
2. As the winter months are approaching, the Board would like to remind residents to **please use your carports** as much as possible to assist with snow plowing.
Reminder also that the three easternmost parking spaces in front of the east entrance of building 2445 will be reserved for snow storage during snow emergencies.
3. The Dock Committee is looking into replacing the dock post lights, which will come out of the dock fund and must be approved by dock owners.
4. The Board will be scheduling our semi-annual carpet cleaning in October. Notices will be posted so that residents may schedule their own carpet cleaning.
5. The Board would like to thank Denise Cosgrove and Mac McAdam for their efforts in the beautification of our community. Denise purchased the potted fall flowers for each entrance, and Mac planted a holly hedge at the southern end of the Boardwalk. Thank You!
6. Denise Cosgrove mentioned the idea of interested residents gathering on Halloween to hand out candy. Since we rarely have kids come through, the thought was to set up on the sidewalk at the top of the parking lot. If interested, please bring some candy and join us!

F. Adjournment – meeting adjourned at 8:00pm. Next meeting October 17, 2017.

Minutes submitted by: Cindy Parkhurst