

Islandview Condominium Association
Board Meeting Minutes
February 19, 2019

Present: Jennifer Afonica, Bob Cosgrove, Denise Cosgrove, Fred Konchan, Cindy Parkhurst,

Absent: Brennan Rees

A. Call to order – The meeting was called to order at 6:40pm by Cindy Parkhurst.

B. Submission of January meeting Minutes – Cindy Parkhurst

1. The January 15, 2019 meeting Minutes were reviewed. No discussion or corrections, Minutes accepted.

C. Financial Report – Jennifer Afonica

1. Board members received and reviewed a copy of the January month-end receivables and disbursements ledgers. The Annual Budget was also reviewed.
2. Delinquent Dues: One account - 18 months, two accounts - 3 months.
3. After discussion, the Financial Report was approved.

D. Old Business

1. The west entry door in building 2445 has been repaired.
2. The gutter cleaning was completed in preparation for the winter season.
3. The Board consulted with the City regarding handicap parking requirements, per a Co-owner request. The City determined that, with two spaces per building, we exceed the required amount of spaces.

Reminder: please be courteous when using the handicap parking spaces, as they are not intended for long-term parking.

E. New Business

1. The Board is in the process of reviewing our flood insurance needs with our insurance company. In 2017, FEMA revised our flood zone to “X”, which means that flood insurance is

Islandview Condominium Association
Board Meeting Minutes
February 19, 2019

not required and is optional. The Board to explore all of our options and discuss with Co-owners at the Annual Meeting.

2. The Board discussed upcoming projects scheduled for this year which includes hallway painting and tree trimming.
3. Vice President Fred Konchan continues to monitor the sewer lift station and reports no issues. There is a ring of grease which he feels will eventually loosen and flush through the system. If it becomes necessary, the Board will schedule a cleaning of the lift station.
Reminder: human waste and toilet paper are the ONLY items that should ever be flushed down the toilets. Grease MUST NOT be poured down the drains. Please do your part to keep our sewer system healthy and to avoid the costs and inconvenience of a breakdown.
4. It seems winter has finally arrived! As a reminder, carports must be used whenever possible, especially when significant snowfall is expected. This allows our plowing company to do a better job of clearing and salting the parking lot. Also, do not allow your vehicle to overhang the sidewalks.
The designated snow storage area is the three parking spaces nearest the river, in front of building 2445. Whenever snowfall is expected, please do not park in these spaces.
5. The Board continues to plan for the Annual Meeting of Co-owners on March 13, 2019. Detailed information will be mailed to all Co-owners toward the end of February. Please make plans to attend!

F. Adjournment – meeting adjourned at 8:15pm. Next meeting: Annual Meeting, March 13, 2019.

Minutes submitted by: Cindy Parkhurst, President