

**BLOOMFIELD CLUB II HOMEOWNERS ASSOCIATION**  
**MINUTES OF THE VIRTUAL BOARD OF DIRECTORS MEETING**

**May 27, 2020**

The Board of Directors Board Meeting of the Bloomfield Club II Townhome Association was held on Wednesday, April 22, 2020 at 7:00 PM by teleconference pursuant to the Governor's stay-at-home order and the Coronavirus pandemic.

**Attendance** – Present: P. Chandler  
J. King  
J. Chranko  
L. Eskildsen  
R. Cascio  
S. Elmore – EPI

**Guests:** There were no guests in attendance.

**Minutes-**

*Minutes: J. King made a motion to approve the April 22, 2020 minutes. Seconded by P. Chandler. Motion unanimously approved.*

**Treasurers Report** – P. Chandler presented the financial report for April 30, 2020

Total Checking & Savings	\$835,691.58
Current Assets	\$ 24,231.76
Total Liability	\$ 14,305.00
Total Equity	\$845,618.34
Total Liability & Equity	\$859,923.34

*Motion: J. Chranko made a motion to approve the Treasurer's Report for April 30, 2020. Seconded by L. Eskildsen. Motion unanimously approved.*

**Management Report** –

- **Landscaping**– S. Elmore reported that New Dimensions has started the spring cleanup.
- **Drainage** – S. Elmore, J. Chranko, R. Cascio met with Doland Engineering and New Dimensions to review the several drainage projects. Drainage plans have been redone and are waiting for revised bids from New Dimensions.
- **Gutter Cleaning** – S. Elmore reported that gutters have been cleaned and washed down.
- **353 Clubhouse** – S. Elmore reported that there has been no further movement on the foundation wall and that the unit has been sold.

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- **Fence Replacement** – S. Elmore reported that the shopping center owner will not participate at this time for the replacement of the fencing because of the uncertainty of his Center due to the coronavirus and how it may affect his tenants.
- **Noise Rule** – Discussion of the noise rule was tabled indefinitely.
- **Exterior Painting Specifications** – S. Elmore recommended that the Board approve the specifications subject to review by R. Cascio. S. Elmore will send any changes to the Board for approval before sending out revised specifications.

**Recreation Board Report** – J. Chranko reported that the Board has decided not to open the pool but the patio will be open. Tennis courts will be open when completed. There is currently no guidance from the Health Dept.

**Inspection Report-** S. Elmore reviewed the inspection report with the Board. The Board directed Management to do an email blast reminding homeowners to clean the moss from their siding.

**Unfinished Business:** There was no unfinished business.

**New Business-** There was no new business.

**Committee Reports** – No committee reports.

**Adjournment-**

*Motion- Motion was made by J. King to adjourn the regular meeting to Executive Session at 7:45 pm. Seconded by P. Chandler. Motion unanimously approved.*

**Executive session was called to order at 7:47 PM.**

**Meeting was called back into order from Executive Session at 7:56 PM.**

*Motion – Motion was made L. Eskildsen to adjourn the meeting at 7:59 PM. Seconded by P. Chandler. Motion unanimously approved.*

***Respectfully Submitted –  
EPI Management Company, LLC***