

BLOOMFIELD CLUB II HOMEOWNERS ASSOCIATION

MINUTES OF THE BOARD OF DIRECTORS MEETING

June 24, 2020

The Board of Directors Board Meeting of the Bloomfield Club II Townhome Association was held on Wednesday, June 24, 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. Chranko
L. Eskildsen
R. Cascio
S. Elmore – EPI

Absent: J. King

Guests: Jason Doland, Doland Engineering, attended the meeting virtually to discuss the drainage project.

B. Freeman has issues with her garage door as it will not go up and down properly. S. Elmore will do an inspection prior to the next meeting but stated that it appeared to be a unit owner issue.

Motion – Motion by J. Chranko to accept the new proposed amount for the irrigation project by New Dimensions at \$52,875 for Projects 1-5. Seconded by L. Eskildsen.

Minutes-

Minutes: L. Eskildsen made a motion to approve the May 27, 2020 minutes. Seconded by J. Chranko. Motion unanimously approved.

Treasurers Report – P. Chandler presented the financial report for May 31, 2020

Total Assets	\$892,356.52
Total Liability	\$ 22,411.98
Total Equity	\$869,944.54
Total Liability & Equity	\$892,356.52

Motion: L. Eskildsen made a motion to approve the Treasurer's Report for May 31, 2020. Seconded by J. Chranko. Motion unanimously approved.

Management Report –

- **Landscaping**– S. Elmore recommended that projects 1, 2, and 5 be completed first, followed by 3 and 4 with 4 being done last. S. Elmore will send the contract to the Board to look at the payout schedule.
- **Rule Amendments** – Russ Casio will check the installation for the doorbells applications and send the final approval to EPI.

Motion – Motion by P. Chandler to accept the new rule for video doorbells per the drawings. Seconded by L. Eskildsen. Motion unanimously approved.

***Bloomfield Club II
Meeting Minutes***

Motion – Motion by P. Chandler to accept the new architectural standards for deck construction that states patio/decks may be denied if the plans may negatively affect existing adjacent properties/yards in the opinion of the Board. Seconded by J. Chranko. Motion unanimously approved.

- **Exterior Painting Specifications** – Garage doors will be included in the bid specifications for the 2020 buildings to be painted.
- **Concrete Replacement** – S. Elmore reported that three driveways and two sidewalks will be done this year. He is waiting for a third bid and will submit a summary at the July Board meeting.

Recreation Board Report – J. Chranko reported that the Board will meet on 6/25 to discuss the guidelines for opening the pool. Tennis courts have been delayed due to drainage issues. Steps are being taken to correct the drainage and then the work will be completed. Four sections of the asphalt pathway will be completed and then they will address the drainage issues on the path between BCI and BCIII. L. Eskildsen requested that the Board discuss the speeding on Bloomfield Parkway and suggested signs to slow down or speed bumps. S. Elmore will contact the Village since it is a Village street.

Inspection Report- S. Elmore reviewed the inspection report with the Board.

Unfinished Business: There was no unfinished business.

New Business-

Noise Complaint – P. Chandler will go to the Chief of Police to discuss the noise complaints and the way they were handled and invite the Chief to come to a meeting.

Garage Doors - The Board directed Management to send a reminder to all homeowners to keep their garage doors closed.

Committee Reports – No committee reports.

Adjournment-

Motion- Motion was made by L. Eskildsen to adjourn the regular meeting to Executive Session at 8:26 pm. Seconded by J. Chranko. Motion unanimously approved.

Executive session was called to order at 8:27 PM.

Meeting was called back into order from Executive Session at 8:31 PM.

Motion – Motion was made J. Chranko to adjourn the meeting at 8:31 PM. Seconded by J. Chranko. Motion unanimously approved.

Respectfully Submitted, EPI Management Company, LLC