

Kenwood Greene Board Meeting Minutes
Cincinnati Kitchens Showroom
June 28, 2021

Present: Joe Kappes, Ken Brewsaugh and Barb Klug

Vicki Viox – Premier Property Management

Absent with prior notice: Kevin Stanford and Berlee Willig

6:35: Joe called the meeting to order

Minutes

Ken made a motion to approve the May 24, 2021 meeting minutes with a change that Barb was absent with prior notice. The minutes were unanimously approved with that change

Financials

- Income and expense review
 - Shiver and GCWW accounts discussed.
 - All other reports reviewed.

Delinquency report

- The Board agreed that they cannot extend the Van Treek appeal process any further. They are to pay the \$200.00 fine by 7-15-21 to avoid additional collection costs.

Activity report

- Reviewed and discussed

Old Business

1. Swim Safe has unfinished business to fully complete their contract. TR Gear completed the straw and seed that was part of the original Swim Safe contract so that expense will be deducted from SS final invoice.
2. Off duty security will be changing. The Board is agreeable to adjust as needed for deputy scheduling. They were thankful for the added security exposure provided this past month.
3. The seal coating job is complete and the work satisfactory.

4. Premier will contact Scott Johnson about the front door painting costs.
5. Two of the four court yard signs are complete. Debbie is working on restoring the other two then Rich will re-install them.
6. The COA is still waiting on Duke to complete the driveway light installation.

New Business

1. The Board is obtaining additional quotes for the roof replacement project.
2. The Board approved the request from #70 owner to move the toilet in the downstairs bathroom. The criteria to do so is as follows:
 - * Provide a sketch of the change.
 - * Provide pictures of before and after in the basement and unit.
 - * Work to be done by a certified plumber.
 - * Supply a copy of invoice.
 - * Owner agrees to be responsible for the work until unit is sold.

Open Discussion

1. The question was put forth, should the COA require proof that owners have H06 insurance? The majority did not think so.
2. Ken ask if the Board members or PPM knew of anyone that wanted to do the pool furniture webbing? Not at this time.

Meeting adjourned