

**THE MADISON PLACE CONDOMINIUM ASSOCIATION  
BOARD OF DIRECTORS  
MEETING MINUTES  
March 8, 2023**

- I. The March 8, 2023 meeting of the Madison Place Condominium Association Board of Directors was called to order at 6:11 pm by Linda Luca, via Zoom due to Covid restrictions

Board members present: Linda Luca, Sharon Burns, Heather Garnick, Loretta Mattus  
Board member absent: Sue Mueller

Also present: Melissa Errickson – Pin Oak Community Management

Attendance list attached: See Attached List

**II. General Business**

- a. **Approve Previous Month's Meeting** – Linda motioned to approve the minutes of the March 8, 2023, Board Meeting, Heather 2nd all in favor
- b. **Financial- Bills to be Paid** –Due to Covid Restrictions Bills have been paid electronically and a Check Register of all checks written for the past 90 days was presented to the board for review.
- c. **2023 Projects** –
- i. **Building Sign Replacement** – Melissa informed the board that Delcrest Signs, who has done all the sign replacement in the community in the past, will be starting the project shortly and will get the notice out to the residents with a start date.
  - ii. **Shrub Replacement** – Melissa has walked the community with Frank and noted some the shrubs were the first to be replaced this year and he will be working through the list
  - iii. **Power Washing** – Melissa presented a quote from Blast To The Past for power washing of all the buildings in the amount of \$24,010. Heather motioned to accept the bid as presented, Sharon 2<sup>nd</sup>, all in favor
  - iv. **Concrete & Asphalt Repairs** – Melissa presented a quote form ANS Concrete & Asphalt in the amount of \$19,825. Sharon made a motion to accept the bid as presented, Linda 2<sup>nd</sup>, All in favor

**III. Open Forum** –

- a. Concerns about signs being taped to doors for any notices of work to be done in the community. Melissa made a note and let the residents know that she will instruct the contractors to be mindful.
- b. Shrub replacements that may have been missed on list of replacements were given to Melissa, she will double check with Lindy's to make sure that they get done.

Being no other business, the open portion of the meeting was adjourned at 6:37 pm.