

**MINUTES OF BEACHWOOD PLACE
BOARD MEETING**

June 20, 2018 – 6:29 PM to 7:08 PM Eastern Time

Participants

Rosanne Ball – President
George Read – Vice President
Jack Doornbos – Treasurer
Brian Boutwell – Member At Large

Absent Jonnie Ghetti

This meeting was held via Spiderphone.

President Rosanne Ball called the meeting to order at 6:29 PM EST.

I. MINUTES

- The April meeting minutes were approved.

II. TREASURERS REPORT

III. We have \$135,626 cash on hand as of May 31, 2018

- a. \$62,418 in operating budget (Min required at this point this year is \$30,000)
- b. \$71,507 in reserve funds
- c. \$560 in receivables
- d. \$2261 in prepaid monthly assessments

IV. Expenses for April

- a. May was positive \$13,288 to budget on operating expenses
 - i. No significant delinquencies
 - ii. Our positive was due to the fact that ins was not paid in May per our budget so that gave us a positive of \$16,467 for the month.
 - iii. We were actually \$3000 negative due to timing on landscaping payments for May.
- b. YTD we are positive \$23,911 to budget
 - i. This is primarily due to timing on payments with the big one being the property insurance payment.

V. Major expenses pending

- a. Property Insurance (\$16,467), Termite Contract (\$900), Flood Ins (\$7000).
Everything is budgeted. It is just the timing of payments that is making us look flush with cash right now.

VI. OLD BUSINESS

- Landscaping – No report
- Delinquencies – None
- New Owner's Package - Has not been done, need to add only natural mats in front of door, no rubber backing.

- Fire Extinguishers – new covers have been installed.
- Pool chairs cleaning – we did after the owner’s meeting
- Pool chairs repair – the company from Myrtle Beach is picking up the chairs and re-strapping.
- Seal-o-Flex inspection- George coordinating with Gary and Island Plumbing to add drains in front of 1G & 1F. We may need to get a local contractor to do the work.
- Gutter cleaning & seal gutter seam follow-up. (Craig) the gutter cleaning has been done, but we are waiting to see the work order from ASI as to the gutter sealing on the 3rd floor.
- Janitorial needs to empty the BBQ ashes when they empty the pool trash cans. (Craig). It has been added for a Saturday item during the season.
- 1B –new sliding door handle payment needs to be moved to repair/maintenance
- Sunco-power wash the floors (Rosanne to follow up)
- July 4th Guard info- Rosanne to create parking passes for the 2 weekends

VII. NEW BUSINESS

- New pool contractor – Craig to get quotes from 2 companies
- Dog in 3G- The owners were made aware of the by-laws
- 2H Window issue – contact Holiday Home Improvement Company
- Annual Meeting Minutes- Kelsey needs to send out to the owners
- Asphalt Quote- George to follow-up with his contact
- Shorewood offer to share the cost of taking down the barbwire portion of the fence
- Pedestrian Gate-needs repair

The next meeting is scheduled for July 24th at 6:30PM

The meeting was adjourned at 7:08PM.

Respectfully submitted,

Rosanne Ball
Acting Secretary