

# MINUTES OF BEACHWOOD PLACE BOARD MEETING

September 20, 2017 – 6:30 PM to 7:30 PM Eastern Time

## Participants

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

This meeting was held via Spiderphone.

President Rosanne Ball called the meeting to order at 6:34 PM ET.

### **I. MINUTES**

- The August meeting minutes were approved without changes.

### **II. TREASURERS REPORT**

- We have \$120,278 cash on hand as of August 31, 2017
- \$50,405 in operating budget (Min required at this point in the year is \$0)
- \$67,294 in reserve funds (includes \$799 in Vending)
- \$203 in receivables
- \$2782 in prepaid monthly assessments
  
- Expenses for August
  - August was Positive \$756 to budget on operating expenses
  - Receivables were no concern at \$203
  - We were under budget across the board except Repair and Maintenance which was high due to repair done on the A stack chases and the fan installation on all front units
  - YTD we are positive \$7553 to budget on expenses.
  
- Major expenses pending
- Annual HVAC cleaning of interior units \$1400. Time not set yet.
- Pumping of flooded area in front \$6000 estimated
- Leveling of area between pool and dunes (\$10,000ish).

### **III. OLD BUSINESS**

- Landscaping – No Report
- Signs - New signs have not been approved or installed.
- Ponding Water – Getting quotes from The Greenery and 2 others for fill grading, sod & irrigation
- New Owner's Package - Has not been done.

- New Walkway - Holding decision on ASI until Monday
- Elevator - 5 Year Plan, wording about obsolete parts needs to be reviewed with elevator company – George to follow up
- Broken Beach Gate—Salt Marsh Iron Works will remove the gate and repair the gate ASAP. This was completed
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#### **IV. NEW BUSINESS**

- Hire Gate Guard – Get on the company’s schedule for July 4<sup>th</sup> weekend.
- Budget – Jack presented the 2018 budget and regime fee will remain at \$525.00 with a determination on an assessment as needed.
- Newsletter – Rosanne will try and put out a quarterly owner’s newsletter

The next meeting is scheduled for Tuesday, October 24 at 6:30PM. (amended to November 1 at 7pm)

The meeting was adjourned at 7:30PM.

Respectfully submitted,

Rosanne Ball  
Acting Secretary