

SANDAL COVE ASSOCIATION, INC
2022 BOARD OF DIRECTORS MEETING

Minutes of the Board Meeting of Sandal Cove Association, Inc, held, via TeleConference call, at 6:00 p.m. on Monday, the 24th day of May, 2022.

I. CALL TO ORDER

Board Member (Juan S. - Pres.) called the meeting to order at 6:06 pm.

II. ROLL CALL OF OFFICERS

Present: Juan S (P/Sec), Peter D (VP), Kathy L (Treas.),
Diane C. (Dir.), Larry Young (Dir)

Also Present: Bob Kelly -- Property Management (PM) Rep (Ameri-Tech)

Residents: John Purcell

III. APPROVAL OF PREVIOUS BOARD MEETING and PROOF OF NOTICE

A motion to approve 03/29 Minutes was made by Juan (P), seconded by Diane (D) --- Motion carried.

A Notice of the Meeting was sent to residents via email only.

IV. SUMMARY OF REPORTS

President Report --- Do not need to adjust the adjournment time on the minutes of the March 29th Meeting --- All resident HOA fees are current as of April 30th --- Two units in Bldg 5 are currently under sales contract (101 and 102) --- The list containing owners information needs to be updated after closing on these two units --- A letter is to be sent to owner of Bldg 3/202 regarding violation of rules and regulations concerning foul language by temporary tenant --- If tenants are to be on the premises longer than 2 weeks, an application must be submitted.

Treasurer Report --- The reserve account has a balance in excess of \$29,000.

Manager Report --- A representative from Ameritech, Bob Kelly, is currently acting as Chair for the meeting, as our permanent rep, Jenny Kidd, is unavailable.

V. UNFINISHED BUSINESS

Building Maintenance --- The completion of ongoing repairs in Building 3 --- Juan to contact American Roofing.

VI. NEW BUSINESS

Rules and Regulations (RnR) --- A revised RnR has been distributed to residents for feedback. A final draft has been submitted to the Board for acceptance. A motion to accept was made by Peter and seconded by Diane --- No discussion ensued --- Motion carried --- The new RnR go into effect June 1st, 2022.

Lawn Service --- continue "as-is" with existing service provider.

Pool Service --- A request was made by service provider to increase the frequency of service from 2X/WK (\$350/mo) to 3X/WK (\$425/mo). The request was dismissed.

VII. OPEN FORUM

A new cleaning company will begin service (\$250/mo)

NEXT MEETING IS SCHEDULED FOR JULY 25TH --- IT WILL BE A TELECONFERENCE MEETING, VIA ZOOM

ADJOURNMENT --- Motion to adjourn the meeting at 7:06PM, was made by Peter; seconded by Diane --- Motion carried.