

2560 Corporation Zoom Board Meeting Minutes

Date: December 6, 2021

President Janice called the Zoom meeting to order at 7:12 PM.

She asked the Secretary to establish a quorum.

Roll Call:

Present: Janice Sirna, Karen Hilton, Shirley Welsh, and Ed Lawrence

Absent: Helen Wildermuth

Guests: Donna Goldman, Wayne Welsh, Ann Marshall, Tricia Restucci and Bob Carney

Secretary Report: read by Secretary Shirley Welsh.

Tricia Restucci wanted to make clear that their #18 parking space can be available to any 2560 Shareholder to use if #18 family members are not using it.

Karen Hilton made the motion that we accept the minutes, Ed Lawrence seconded, motion carried.

HGI Update -

* 2022 Budget - due to a large increase in insurance and landscaping this year more money will be required.

Built into the budget is additional money to continually fund our reserves so there will be money for new projects.

* Landscaping - using a new company this year and they seem to be doing a good job. Sprinkler system needs repair.

* Continued soil analysis for the sea wall and pool area from the engineers. Permits have been submitted to the city for the replacement of sea wall which will take 7-9 months for approval.

* Workshops will be offered in the future on HGI's Insurance and Finances/Budget for those who are interested. More information will be forth coming.

Tricia Restucci asked for clarification on three issues regarding HGI's rules and regulations on how HGI comes to the conclusions as to which companies they hire to do the work for the pool, sea wall and maintenance.

Janice was able to address these questions and answer them to Tricia's satisfaction.

2560 2022 Budget-

* Linda Asher's fee is increased \$100.

* Quarterly Maintenance is:

1 bedroom - \$1,101.00 - increase \$281

2 bedroom - \$1,517.00 - increase \$451

If there are no questions, Janice asked for a motion to approve the 2560, 2022 Budget.

Ed Lawrence made the motion, Karen Hilton seconded, motioned carried.

New Business:

* Thank you to Sue Costa.

* Board members will continue to check, during the season, unoccupied apartments twice a month to comply with our insurance regulations.

* Bob Carney mentioned the need to replace all outside wooden doors since we just had our building tented for termites. Looking for a group rate from a contractor.

* Next Board meeting will be a Zoom meeting at 7:00 PM, Monday, January 10, 2022.

Janice asked if there was any further business. If not, she asked for a motion to adjourn.

Karen made the motion, Ed seconded it, motion carried. Adjourned at 8:15 PM.

Respectfully submitted,

Shirley Welsh

Secretary