

CASA LOMA ESTATES CO-OP, INC

Board meeting minutes

February 16, 2021

Amended 3/10/21

7:00 PM

Due to Covid19 concerns this meeting was held on the Zoom Application

The meeting was called to order by Mr. Kreutzer at 7:00 PM. Notice of the meeting was posted at specified places with directions distributed to owners how to access the meeting via Zoom. All directors were present. A quorum was established.

Mr. Kreutzer asked for a motion to approve the minutes from the December 8, 2020 Board Meeting. 2nd motion made by Mr. Hines, and 3rd motion by Mr. Parrish to approve. All in favor, none opposed.

Treasurers Report: Mr. Hines reported as of January 31, 2021. There was \$184,072.61 in operating checking. \$10.01 in operating savings. \$277,998.32 in the money market. \$278,600.00 in shareholder money market. \$300.00 in petty cash, for a total in checking and savings \$740,980.94 in checking and savings. The profit and loss year to date performance as of January 2021 was net income of \$2,799.22

The motion was made by Mr. Hines to move the share purchase from lot 403 in the amount of \$19,900.00 from Checking to the Reserve account, Mr. Snyder 2nd All were in favor, none opposed.

Mr. Kreutzer made the motion to approve. Mr. Snyder 2nd, all in favor to approve the financials as presented Mr. Hines. None opposed.

Recreation Committee: Ms. Donna Stavish reported the bank balance for the recreation account is \$3853.56

Compliance Committee: The decision was made by Mr. Kreutzer and 2nd by Mr. Hines to put another request on the March Newsletter asking for more volunteer's, in order to secure at least 3 mostly year-round shareholders. Mr. Kenney explained a Board Member's spouse may be on the committee for the reason being Casa Loma does not enforce fines. The purpose of the committee is to approve aesthetics of the community. All approved by board members, none opposed.

Managers' Report: Mr. Kenney updated on the Farrington and BSE project for the Tracy Lane flooding. The engineer gave no concerns with the design regarding the Palm trees being retained rather than removed. Casa Loma is still waiting on to be put on the list for project start. The question was asked if BSE were to be involved in each phase of the project, that would require a new contract. Currently they are on an hourly rate, the Board agreed to continue with the current agreement with BSE. Mr. Kenney will speak to BSE regarding the concerns to about the pipe, depth and width of the ditch.

Non Share Holder Rep: Mr. Kreutzer mad the motion to approve Mr. Fallon to continue for another year as the rep. Mr. Snyder, and Mr. Parrish 2nd the motion, approved by all board members. None opposed.

New Business: The motion to approve the shed and pad for 315 Melisa Ln., was made by Mr. Hines 2nd by Mr. Balzer all board members were in favor, none opposed. Mr. Kreutzer made the motion to not do

the stripping and cleaning of the recreation hall at this time as it is not being used. Mr. Parrish 2nd and all members approved, none opposed.

Good of the Board: Mr. Balzer asked if the Board meeting and Town halls could go back to meeting in the recreation center. Mr. Kenney explained the insurance company liability policy would not cover Casa Loma if we were to spread covid19 and with the contact tracing it is not advisable until further notice. The motion to approve the shed on lot 422 was posed by Mr. Hines because the compliance committee has not been established and they have been waiting for approval for some time. All Board members agreed on both issues, none opposed.

Comments from Share Holders: Question posed if we were to sign waivers of liability would meetings be allowed in recreation hall.

Mr. Kreuzer as if there were any other questions. None were posed, all in favor to adjourn. Meeting Adjourned.