

LAUDERDALE WEST COMMUNITY ASSOCIATION NO. 1, INC.

BOARD OF DIRECTORS

BUDGET MEETING MINUTES

SEPTEMBER 20, 2019

ADOPTED OCTOBER 16, 2019

Present: Jennie Lipari, Joanne Hill, Hal Spector, Marlene Newman, Pauline Gosselin, Barbara Bucci, Johnny McClean, Audrey Hermelin and Kristi Woods. Absent Bernadette Brodmerkel and Rosemarie Demmons. Guests attending: Alma Maniqui and Carol Eschew

Jennie opened the meeting at 10:00 am with a salute to the flag.

Reserves for paint budget were discussed.

Barbara said there were 13 more shingle roofs to be replaced.

Need procedure for pressure cleaning.

Need two (2) people to go on roof.

Barbara will have Edna coordinate.

Jerry will come to a board meeting.

Barbara said roofs will go up probably to 10% would like to have SCI do 5%

Joanne said resident would pay \$175 for pressure washing and \$150 = \$325 total. Present offer to 1 or 2 companies to do roof.

Barbara said 25% repairs on roof. Compelled to replace roof.

Carol from Juda Eschew said better not to allocate the reserve interest.

SFH \$50,000 from reserve. Alma will get back to us on where it came from.

Checks coming every Tuesday. If an emergency check is needed, call and check will be sent.

Alma showed us a demo on robo signing.

Estopels to be sent to Juda Eschew.

Waiting on insurance money. Borrowed money from plex reserves. Insurance money will replace.

Looking at a line of credit, special assessment or straight loan. Will need an additional \$800,000 on roofs. Used \$478,00 in 2019.

Kim Juda will recommend digitizing documents.

Residents attending the meeting were Linda Owens, Estelle Taylor, June Asaro, Jeff Bender, Barry Huffine and Jeff Fleisch.

Meeting ended at 11:00 a.m.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Pauline Gosselin". The signature is written in black ink and has a long, sweeping tail that extends to the right.

Pauline Gosselin, Recording Secretary