# <u>Minutes of</u> <u>The Strathmore Court Homeowners Association, Inc.</u> <u>Board of Director's Meeting</u>

Held on: September 8, 2015

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In attendance were: Gene Dolinger, John Romashko, Jr., Charles Congema, Pat Cruz, John Hsu, Phyllis Krilovich, Bob Pavlecka, Sharlene Iadanza and Helene Singer.

Also, in attendance was John Hatgis representing THE MANAGEMENT COMPANY .

Evan Gitter, Esq. attended the meeting to review, in detail, the status of collections for all delinquent homeowners.

A brief discussion occurred on the Natural Gas conversion.

The Meeting Minutes of August 2015 minutes were approved, unanimously.

**1.** The Management Report, including the August 2015 Financials were reviewed and accepted unanimously.

### The following sections were included:

- A. Financials
- B. Legal
- C. Homeowner correspondence
- D. House Rule Violations
- E. Modification Requests

### 2. Report of Officers occurred:

- A. President: Need for quotation for the island surfaces
- B. Vice President: Submitted written report on meeting w/ the highway department
- C. Treasurer: Gave reserve balances
- D. Secretary: Reported on pool usage

### 3. The following Committee reports occurred:

- A. Architectural: None
- B. Maintenance: None
- C. Recreation: None
- D. Website: None
- E. Audit: None
- F. Pool: None

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### 4. Projects:

- A. Driveway replacements scheduled to begin October 13, 2015
- B. Soil and seed preliminary completed

### 5. The following Old Business was discussed:

- A. Need electrical outlet proposals
- B. Clubhouse renovations to be done in 2016
- C. Fence survey in process
- D. COPE visit to be scheduled

### 6. The following New Business was discussed:

- A. Need for soil and seed funding for 2016
- B. Highway Department report reviewed
- C. Future project: need to resurface the islands- finding required
- D. Natural Gas conversion process reviewed and discussed

Meeting adjourned in order for the Board of Directors to attend a community social.

Respectfully submitted,

John Hatgis, as Managing Agent and Assistant Secretary of The Strathmore Court Homeowners Association, Inc.