

Minutes of
The Strathmore Court Homeowners Association, Inc.
Board of Director's Meeting

Held on: June 9, 2015

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In attendance were: John Romashko, Jr., Charles Congema, Pat Cruz, John Hsu, Phyllis Krilovich and Bob Pavlecka

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

1. The Meeting Minutes of May 2015 minutes were approved.
2. The Management Report, including the May 2015 Financials were reviewed and accepted unanimously.

The following sections were included:

- A. Financials
- B. Legal-Cohen and Warren Status Report
- C. Legal correspondence
- D. Duct cleaning proposals
- E. Universal Fitness proposals
- F. Homeowner Correspondence
- G. Norfolk response to commercial vehicle letters
- H. Service request log

3. Report of Officers occurred:

- A. President: None
- B. Vice President: meeting with Town Representative in June
- C. Treasurer: Gave reserve balances
- D. Secretary: None

4. The following Committee reports occurred:

- A. Architectural: submitted home extension guidelines
- B. Maintenance: None
- C. Recreation: None
- D. Website: Go Daddy up in July
- E. Audit: None
- F. Pool: Verbal report

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5. Projects:

- A. Blacktop sealing scheduled for July.
- B. Concrete – 2 bids reviewed. Alex Concrete approved.
- C. Pool project completed
- D. Soil and Seed- started will go through August
- E. Irrigation repairs- continue major work due to deterioration of PVC piping.

6. The following New Business was discussed:

- A. Clubhouse renovation discussed
- B. Large scale homeowner modifications discussed
- C. Discussion concerning more open homeowner meetings by John Hsu. Motion by John Romashko 2nd Charles Congema passed unanimously to have an additional homeowner meeting. The meeting to be in September as a social event at 7:00pm (the board will meet at 6:00pm)

7. The following Old Business was discussed:

- A. A survey of fencing is in process
- B. Playground clean up referred to “Frank”
- C. Pool issues discussed
- D. Need to schedule COPE visit
- E. “Mommy gate” not scheduled

Respectfully submitted,

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