

LCHA MONTHLY BOARD MEETING – WEDNESDAY JULY 28,2021

LOCATION: CLUBHOUSE **CALL TO ORDER:** DEBORAH FEDORKO **TIME:** 4:05 P.M.

PRESENT: DEBORAH FEDORKO, HOLLY HURD, JAMES FREEMAN, ANDREA FARRIS, DAN BARNES
SARAH TOCCALINO (HERRIMAN & ASSOCIATES)

ABSENT: MICHELE JASINSKI, MICHAEL STEVENS

MOTION TO APPROVE AGENDA: HOLLY HURD SECOND DEBORAH FEDORKO

OPEN FORUM: LAURA KELLER PETITION IN SUPPORT OF CO-OWNERS USING CLUBHOUSE FOR
YOGA/CHAIR YOGA SESSIONS ON WEEKLY BASIS.

DAVE SUTTON COMPLAINTS VARIOUS

APPROVAL OF MINUTES: APPROVED BY HOLLY HURD SECOND JAMES FREEMAN

COMMITTEE REPORTS:

CLUB HOUSE: (J. DUNVILLE) ONE CLUBHOUSE RENTAL

POOL: (DAN BARNES) POOL HEATER SHOULD BE REPLACED NEXT YEAT 3 QUOTES
5775.00 6425.00 5490.00 DISCUSSION TO BETTER PRESERVE POOL

BUILDING & GROUNDS: (D.FEDORKO) MIDWEST CONCRETE START DATE MID AUGUST
CONTRACT FOR 60,005.00

RADON ISSUES 2 MORE UNITS REPORTED

INTERTEK PREVIOUSLY P.S.I. TO EVALUATETHE ROOFS IN THE COMPLEX AND PROVIDE
RECOMINDATIONS

LANDSCAPE & BEAUTIFICATION: (H.HURD) TREE TRIMMING IN COMPLEX
CONTRACT FOR 3500.00

COMMONS: (A.FARRIS) NO MEETING WILL MEET IN SEPTEMBER

WELCOMING: (H.HURD) ONE NEW CO OWNER VISITED ON YORKTOWN

ROOFING & SIDDING: (D.WEBB) NO REPORT

WEBSITE: (J.FREEMAN) TRANSFER INFORMATION INTO LEXINGTON CONDOS NAME

(5) REVIEW OF PRECEDING MONTH'S FINANCIAL REPORT:

5.1 TREASURE OPEN ACCOUNT WITH FLAGSTAR BANK

(6) MANAGEMENT REPORT

6.1 FINANCIAL MATTERS

6.2 ADMINISTRATIVE MATTERS

6.3 MAINTENANCE MATTERS

HERRIMAN & ASSOCIATES STILL TRYING TO OBTAIN INFORMATION FROM JPC SENDING MATTER TO ATTORNEY MOTION D.BARNES SECOND J.FREEMAN

(7) UNFINISHED BUSINESS

7.1 CONCRETE REPAIR / REPLACEMENT MOVING AHEAD MIDWEST CONSTRUCTION
WILL GIVE DATE AS SOON AS AVAILABLE

7.2 POOL HEATER 3 BIDS COLLECTED FOR NEW HEATER

(8) NEW BUSINESS

NEW WEBMASTER APPOINTED TO J.FREEMAN

(9) DIRECTOR REMARKS FURTHER DISCUSSION ON PROPER PROCEDURE MOVING FORWARD WITH THE ROOFING PROJECT

(10) NEXT MEETING: NEXT SCHEDULED BOD MEETING IS WEDNESDAY
AUGUST 25,2021 AT 4:00P.M.

MEETING ADJOURNED AT 5:05P.M.

HOLLY HURD RECORDING MINUTES FOR THIS MEETING
DUE TO MICHEL JASINSKI ABSENTS