

The Cottages at Waterside Village Owners Association, INC.

Board of Directors Meeting
Wednesday, June 23rd, 2021 @ 2:30 PM CST

*This meeting of the Board of Directors for The Cottages at Waterside Village Owners Association, INC. will be held via teleconference due to the COVID 19 crisis and CDC guidelines for social distancing.

Conference Call Information : Cottages at Waterside Village Board Meeting
Time: Jun 23, 2021 02:30 PM Central Time (US and Canada)

Join Zoom Meeting
<https://us02web.zoom.us/j/84185089029?pwd=SERRaktsSys2VW9kcmZWcmtRTEpUZz09>

Meeting ID: 841 8508 9029
Passcode: 300089

Meeting Agenda :

- A. Call to Order
- B. Quorum Check & Proof of Notice
- C. Approval of Agenda (**VOTE**)
- D. Approval of prior Meeting Minutes (**VOTE**)
- E. Financial Report & Delinquent Accounts - **Adrian Welle**
- F. Old Business :
 1. **Landscaping Renovation - Cindy Ursu**
 - * Green Earth's portion of the project has been completed.
 - * Oversight of additional areas needed are in the process of being addressed by the Board by finding an additional vendor - These areas include between homes (behind fences), an open area in the east part of the community, and the side of the home at the very far northeast side.
 - * Washout behind #3234 is significant due primarily to drainage from the Condos. The Board and Cindy Ursu, owner of #3234, are exploring options to remedy this.
 2. **Lighting Renovation - Cindy Ursu**

Duke has removed there request for an easement and is moving forward on the project.
Adrian - What is the latest update from Duke on this?
As stated in our last meeting, the HOA will need to hire an electrician to remove the old street lighting so that Duke can install the new lighting.
Adrian - Bev provided you the contact information for an electrician last meeting. What is the latest update from you on having an electrician quote the removal of the lights?

3. **Current Damaged Homes (Owner Updates) - Cindy Ursu**

Each month we will discuss each home that still requires exterior repairs based on the ongoing inspections by Property Manager, Adrian Welle, as well as issues reported to the HOA by residents.

And we will get an update from each owner regarding their repairs.

Should progress toward repair not be made, the HOA Board will move towards punitive action.

Below are the outstanding repairs needed:

#3204 - Seasters LLC, AKA Amy Milton, Owner :

Need House Numbers [Fire Code] & 3rd floor window needs repair.

Last Update from Owner - (05/10/2021) - We have contacted Panama City Glass for an estimate on the repair needed.

#3208 - Ted Grauch, Owner :

All repairs still needed. Wood pile against the home.

Update from Owner?

#3210 - Darrell Hampton, Owner :

Need House Numbers [Fire Code] & Roofing over garage.

Rusty mechanical part next to home.

Update from Owner?

#3216 - Dan & Jeri Clark, Owner :

Need House Numbers [Fire Code], Paint & Garage door fixed.

Last Update from Owner - (05/11/2021) - Painting and all repairs will be completed by June 11th, 2021.

#3222 - Eugeniu Ursu Corp., AKA Cindy Ursu : COMPLETED

Need garage door fixed.

#3224 - Fred Tanner, Owner :

Need House Numbers [Fire Code]

Last Update from Owner - (05/11/2021) - Fred Tanner wrote via email that he will have his house numbers put on this weekend.

#3226 - R S Fowler Properties, Raye Fowler, Owner :

All repairs still needed.

Last Update from Owner - (05/13/2021) - Roofer has been hired and owner is reaching out to contractors for estimates.

#3234 - Eugeniu Ursu Corp., AKA Cindy Ursu :

Need garage door fixed and plastic on windows removed.

Last Update from Owner - (06/18/2021) - Waiting on Dave's Garage Doors (company) vendor for Cambek doors to return quote and schedule repair on the garage door. And the plastic on the windows has been removed.

4. **Mailbox Purchase - Cindy Ursu**

The new mailbox has been installed, and keys have been distributed to all owners.

The new mailbox is not yet operational because the post office has not installed their locks into the new box.

Adrian - Please give us an update on when this will be completed.

5. **Monthly Lawn Maintenance - Cindy Ursu**

Notification: The Board has hired CoastView Landscaping for monthly maintenance of all landscaping on property for the next year.

6. **Sectional Boardwalk Replacement - Cindy Ursu**

The Board has hired S & A Handymen Services for the first section of boardwalk to be completely replaced.

Adrian - Has this work began? What is the status?

G. New Business :

None

H. Owner Comments

I. Schedule Next Meeting

J. Adjournment (*VOTE*)