

Concord Square Village Owners' Association Representatives' Meeting

August 4, 2015

Special Guest Speaker Notes: Councilman Crossman and Safety Director Mike O'Malley attended the Board Meeting. The attendance was to introduce them self and to comment on the city budget. Safety Director Mike O'Malley (440-885-8174) Councilman Crossman (216-373-6926) or (440-885-8091) from 830am until 430pm.

- (1) Concord Square will be subjected to a trash collection fee of approximately \$9.30 per month per unit. Single family homes currently pay the fee of \$12 per month per household. The difference in the billing fees are due to the blue garbage cans which Concord Square will not be subjected to at this time. This billing will be included on the water bill. *Rhonda Queen* expressed concern considering all of the problems the board has faced with the water department throughout the years. Both representatives have agreed to give attention to our situation involving our water department dilemma.
- (2) The safety director stated he is looking into the traffic light timing and the signage by our entrance/exit.
- (3) Concord Square will be receiving more Police presence. The Village is encouraged to contact the Safety Director for any concerns including the running of private businesses within the village. Any suspicious vehicle and/or persons and/or activity.
- (4) Rentals are to be reported to the Safety Director in an effort to enforce rental fees/taxes.
- (5) The next Council Meeting is scheduled for September 8th, 2015 the day after Labor Day. Parma residence are invited and encouraged to attend.

The CSVOA Representatives' Meeting was held at the Busch Community Room. President *Rick Montalvo* called the meeting to order at 7:30 P.M. and Secretary *Rhonda Queen* took roll call. The following Board Members were present: President *Rick Montalvo*, Vice-President *Kathy Hughes*, Treasurer *Diane Ehrlich*, and Secretary *Rhonda Queen*. All Buildings were represented **except Buildings A, E, and J**. A Motion to approve the July 7, 2015 Minutes was made by *Diane Crish-Dzadony (F-16)* and seconded by *Tim Sopenski (O-31)*. **Motion passed unanimously**. The Original of the Minutes as approved and all attachments have been placed in the Corporate Record Book.

OFFICERS'REPORTS: (1) **Treasurer's Report:** Treasurer *Diane Ehrlich* read the July 2015 Report. Beginning balance on 06/30/15 was \$245,311.77 and the ending balance on 07/31/2015 was \$63,616.17. A Motion to approve the July 2015 Treasurer's report was made by *Will Ehe (D-8)* and seconded by *Mike Szpendyk (M-2)*. **Motion passed unanimously**. The Budget Sheet was provided and discussed. (2) Treasurer *Diane Ehrlich* reported that the balanced of the water/sewer bill arrearage was paid in full due to the threat of a shut off scheduled for July 17, 2015. The shut off notice was provided at this meeting.

OLD BUSINESS: (1) President *Rick Montalvo* reports Neff & Associates still a work in progress. The grant has been postponed due to the time frame to submit. The city may be responsible for the sewer that collapsed. Updates to follow. (2) President *Rick Montalvo* reported that Holland was contacted and came back out to complete the tar street joints job that was unsatisfactory in which they started the correction but never came to finish. (3) President *Rick Montalvo* provided information that the board obtained an independent meter reading for comparison. Although the bill has been paid in full, The Water Department billing discrepancy is still pending. Update to follow. (4) President *Rick Montalvo* reports stop signs/Speed Limit signs have been installed. (5) Treasurer *Diane Ehrlich* reported the Web-page is still a work in progress. Updates to follow. (6) Vice-President *Kathy Hughes* reports the pool house has leaks and will need repair in upcoming projects. (7) Treasurer *Diane Ehrlich* reports that the front landscaping project has been completed and the plants are in place. (8) President *Rick Montalvo* reports Taddeo cleared the trench by the hill pool area for a cost of \$600. *Eugene DiSanto* has been kind enough to volunteer to power wash the drive.

NEW BUSINESS: (1) **President Rick Montalvo** collected the list from the building reps that request the parking spaces to be stripped. The cost is approximately \$100 per building. (2) **President Rick Montalvo** purchased a new picnic table for the playground area. Eugene DiSanto is kind enough to assist with the swing replacement. (3) **Vice-President Kathy Hughes** is repainting the concrete signs around the pool platform. (4) **Vice-President Kathy Hughes** reports she will be obtaining a list of equipment repair/replacement for the pool for the next season. (5) The Board will be collecting 3 landscaping bids for the front lawn landscaping which is due to expire. Updates to follow.

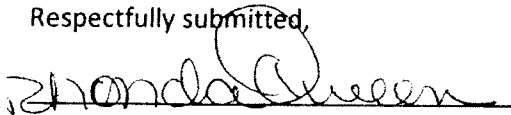
OPEN FORUM: (1) **Dogs must be leashed at all times It Is Parma City Ordinance.** (2) **Dogs are not permitted to use the bathroom in the front lawns.** (3) Trash collection is Tuesday—the trash can be placed out no sooner than Monday evening. No trash cans are permitted left out beyond trash day according to Parma City Ordinance. (4) A conversation involving the pool staff was discussed to clarify the lifeguard's duties. Passes are to be shown to the lifeguard when entering the pool. The lifeguard's **MAIN** responsibility is for pool safety. Anyone wanting sign in sheets or other confidential information is to request this from *Kathy Hughes* or the other board members. (5) It was reported that a tree in the island has small branches growing out the side. *Diane Ehrlich* will take care of this.

NOTE: Building K & L reported that the back drives will be closed August 17th while they complete Blacktop maintenance.

ADJOURNMENT: A Motion to adjourn was made by *Tim Sopenski (O-31)* and seconded by *Eugene DiSanto (D-10)*. Adjournment was at 8:35 P.M.

The Next Meeting is 7:00 P.M. Tuesday September 1, 2015
All Homeowners are Welcome to Attend

Respectfully submitted,



Rhonda Queen, CSVOA Master Board Secretary