

Concord Square Village Owners' Association Representatives' Meeting

February 2, 2016

The CSVOA Representatives' Meeting was held at the Busch Community Room. 2nd Vice-President *Kathy Hughes* called the meeting to order at 7:05 P.M. and Secretary *Rhonda Queen* took roll call. The following Board Members were present: Vice-President *Will Ehe*, 2nd Vice-President *Kathy Hughes*, Treasurer *Diane Ehrlich*, and Secretary *Rhonda Queen*. All Buildings were represented **except Buildings A, F, G, H, and J. A Motion** to approve the January 5, 2016 Minutes was made by *Cindy Solic (E-16)* and seconded by *Jean Kalies (I-10)*. **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 January 2016 Report. Beginning balance on 12/31/15 was \$67,026.26 and the ending balance on 01/31/2016 was \$58,316.82. **A Motion** to approve the January 2016 Treasurer's report was made by *Dave Flint (C-2)* and seconded by *Lyn Gallagher (L-6)*. **Motion passed unanimously.** (2) Treasurer *Diane Ehrlich* will provide the 2016 budget spread sheet in March. (3) Treasurer *Diane Ehrlich* reported the current water bill came in at about \$19,792.00 and the sewer at \$27, 157.00 which is under our projected budget and more of a normal bill. (4) Treasurer *Diane Ehrlich* reported a savings of \$100 on the sprinkler winterization through Signature Landscaping.

OLD BUSINESS: (1) Treasurer Diane Ehrlich reports the web-site has received some activity including request for the snow plow crew. The web-site is CSVOA.ORG. (2) Treasurer *Diane Ehrlich* and Secretary *Rhonda Queen* Introduced and Welcomed the Newest Appointed Board Member *Will Ehe* in Accordance with the By-Laws. (3) Vice-President *Will Ehe* reported the Sewer Catch Basins are in need of repair.

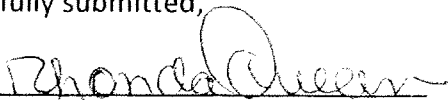
NEW BUSINESS: (1) Vice-President Will Ehe reported DiFranco Contracting is preparing an Estimate for the Drain Pipe Repair at the Hill which includes the Necessary Permits and the Retaining Wall Assembly/Reassembly (2) Vice-President *Will Ehe* reported The Board will explore options for the Hill Erosion. (3) 2nd Vice-President *Kathy Hughes* reported that the Board will be collecting estimates for Pool Repairs. Concrete, Deck, Painting and Repair of the Pool Liner. (4) Secretary *Rhonda Queen* reported Main Road Repairs and Additional Speed Bumps are Being Explored. (5) Secretary *Rhonda Queen* reported that the Property Tax Web-site has included additional fees for Street Lite approx. \$18.55 per year and Sewer Maintenance at approx. \$104.77 per year. The amounts vary from unit to unit but all Parma Residents are being charged this additional fee. We will update information as it becomes available.

Open Forum: (1) Eugene DiSanto (D-10) presented the board a copy of the Kaman & Cusimano Dollar and Sense Brochure and a copy of the required Reserve Ballot for the budget year 2016. The form will be passed out to the building reps after the date is corrected, along with the minutes. Secretary *Rhonda Queen* had taken the verbal vote from the reps in the December meeting in which the Full Funding was voted against. This means **No Assessments.** (2) A friendly reminder was mentioned to take down the Christmas and/or Holiday Decorations. (3) A Friendly reminder if snow plow issues arise contact your building reps. Or use the web-site CSVOA.ORG. **DO NOT CONTACT BOARD MEMBERS.**

Adjournment: A Motion to adjourn was made by *Kathy Hughes (L-5)* and seconded by *Sue VanStraaten (K-5)*. Adjournment was at 7:55P.M.

Respectfully submitted,

Distributed 02/16/2016


Rhonda Queen

The Next meeting is 7:00 P.M. Tuesday March 1, 2016

Rhonda Queen, CSVOA Master Board Secretary

All Homeowners are Welcome to Attend

*Concord Square Village Owner's Association
Representatives' Meeting –February 2, 2016*

Agenda

Call to Order

2nd Vice-President *Kathy Hughes*

Meeting called to order at 7:00 P.M.

Secretary *Rhonda Queen*

Introduce New Appointed Board Member

Roll Call

Secretary *Rhonda Queen*

Board Members and Building Representative

Approval of Minutes

Secretary *Rhonda Queen*

Approval of January 5, 2016 Minutes

Reports of Officers

Treasurer *Diane Ehrlich*

January 2016 Treasurer's Report

2016 Budget Sheet

Old Business Web-site

Snow Plow Updates

New Business

Sewer Maintenance fees on our Property Tax

Pool Repairs

Retaining Wall Front Entrance

Hill Erosion options

Sewer Drain and Catch Basin (by the pool)

Main Road Repair

Adding Additional Speed Bumps

Residents' Forum

Open Discussion for Homeowners

Adjournment

Next Meeting March 1, 2016

CONSOLIDATION

DATE : January 2016

CHECKING ACCOUNT


BALANCE AS OF : December 31, 2015	67,026.26
ASSOCIATION FEES (A through 0)	27,260.00
TOTAL INCOME :	<u>94,286.26</u>

<u>DISBURSEMENTS :</u>	<u>DATE</u>	<u>CHECK NO.</u>	<u>AMOUNT</u>	
THE ILLUMINATING CO Electric	12/29/2015	1740	57.29	Electric
PNC BANK Bank Fees	1/1/2016	ACH	2.00	Bank Fees
PEAK GROUNDS MGMT Jan. Snowplow Contract	12/30/2015	1741	7,074.00	Snow Removal
REPUBLIC SERVICES Garbage Removal	12/30/2015	1742	2,449.70	Garbage Removal
CUYAHOGA COUNTY TREASURER F/Y 2015 Taxes	1/3/2016	1743	523.91	Property Tax
THE ILLUMINATING CO Electric	1/3/2016	1744	50.05	Electric
EUGENE M. DISANTO Christmas Lights	1/6/2016	1745	39.40	Repairs & Maint.
AT & T Website	1/10/2016	ACH	10.80	Website
CITY OF CLEVELAND DIV OF WATER Partial water bill	1/12/2016	1746	10,000.00	Water & Sewer
NEORS Partial sewer bill	1/12/2016	1747	15,000.00	Water & Sewer
SIGNATURE LANDSCAPE Sprinkler Winterization	1/12/2016	1748	156.60	Landscaping
KAMAN & CUSIMANO Yearly Retainer Fee	1/20/2016	1749	500.00	Legal Expenses
OFFICE MAX Copies	1/6/2016	Credit Card	41.88	Copies & Misc
OFFICE MAX Copies and Supplies	1/15/2016	Credit Card	74.60	Copies & Misc
OFFICE MAX Return Supplies	1/21/2016	Credit Card	(10.79)	Copies & Misc
TOTAL EXPENSES			<u>35,969.44</u>	

BALANCE AS OF JANUARY 31, 2016

58,316.82

Respectfully submitted,



Diane Ehrlich, Treasurer