

Townhomes of Bayshore Condominium Owners Association, Inc.

Council Meeting minutes

October 23, 2024

Meeting called to order by President John Dill at 7:40 PM.

All Council members present.

Proof of Notice of the meeting signed by John Sciole, Secretary.

No changes to the agenda:

Approval of September 12, 2024 Council meeting minutes: No changes or corrections were brought up Motion to approve the minutes made by JB, 2nd by TU; No further discussion; Motion passed.

Self-Management update:

President made a brief statement referencing the complete report which was made just last month. He provided details on the specific topics noted in this meeting under Unfinished Business.

Motion to accept the Management Report made by JB, 2nd by LF; No further discussion; Motion passed.

Financial Business:

Since the financials were reviewed at the Special Budget meeting that preceded this meeting, there was nothing more to present.

Unfinished Business:

- Final phase of roofing will be completed by the 1st week in November. All 26 buildings will be completed at that time.
- Lawn Care – We have a date for Hill Side to do the 2nd Core Aeration in the first Monday in November.
- Sage irrigation will have all sprinkler heads in the front lawn marked by the end of October, to prevent damage to those heads by core aerating.

New Business:

- Motion to have the FYE 2024 Review; performed by the Goodwin Firm; Tom Sombar, CPA, made by JB, 2nd by JS; No further discussion; Motion passed.
- Motion, made by JB, 2nd by LF, to ratify the action of the Council to redeem and close the DELONE CD and deposit the proceeds to the Reserve Account Checking. Funds were moved from the investments to pay for the final phase of roofing. No further discussion; Motion passed.
- Motion, made by JB, 2nd by TU, to ratify the action of the Council to close the Tidemark interest bearing savings account and transfer the proceeds to the Farmers Bank of Willards interest bearing checking account. Funds were less than \$600 and Tidemark was not paying interest. No further discussion; Motion passed.

Open discussion of townhome owners.

Motion to adjourn the meeting by JB, 2nd by JS; Motion Passed.

Meeting adjourned at 8:34 PM.

Respectively submitted

John Sciole, Secretary