

CHESAPEAKEPOINT CO-OP INC
BOARD OF DIRECTORS MEETING
TUESDAY JANUARY 11, 2022, 1 PM, EST
IN THE CLUBHOUSE AND VIA ZOOM

This Chesapeake Point Co-op Board of Directors meeting was held Tuesday January 11, 2022, at 1 PM, EST, in the clubhouse. Public notice was posted in the laundry room and e mailed to the members. Board members present Mark Picurro, Lee Olson, Carol Nelson, Adrienne Blakely-Gordon and Kris Boswinkel by phone. The quorum is met. Sue Marino is present by phone. Lee Olson moderated the meeting. The zoom function is not working because of the lack of an internet connection.

MINUTES:

Minutes of the December meeting will be presented at the February meeting.

UNFINISHED BUSINESS:

Mark suggest that we postpone the unfinished business to the February meeting because of the malfunction of zoom to allow member participation. Motion passes unanimously.

NEW BUSINESS:

1. FINANCIAL REPORT FOR DECEMBER

Carol went over the financial report for December. Revenue is on target. She has submitted two requests to the city for credits because of high water bills due to leaks. This may take two business cycles to become effective. \$40 K from the sale of # 43 will be applied to our mortgage principle.

2.VOTE ON NEW TENANT IN # 34, PATTY OWEN.

Lee reports her background check is OK, no other issues. Approved unanimously.

3. VOTE ON NEW OWNERS OF # 34, DOYLE & MARGOLYN ANDREWS.

Lee reports that Monarch employees have had covid combined with the Andrews inability to provide their applications background checks have not been done. Consideration tabled until we have more information.

4. WORK DAY AND PROJECTS.

Lee and Skip settle on Tuesday the 18th at 10 AM for work projects in the park. Skip asked for approval to purchase a tool cart for the tool shed at \$ 100. Board approved unanimously.

Q & A FROM MEMBERS.

Mark presented form for expense reimbursement. Monarch had created form.

Mark presented draft of a sign for the laundry room asking members to donate their unwanted stuff to the shepherd center. Discussion. Tabled till next meeting.

Lee brought up discussion of joint ownership of a share (lot) by adjoining lots. Discussion. It is possible.

Lee has quote for tree trimming from Southern Quality property maintenance. This is for trimming the dead branches from the palms and trimming some of the oaks and taking down the large pine next to # 47. Discussion. Board agreed to get second opinion about the # 47 tree and other oaks. Mark makes a motion to approve the palms at \$ 45. ea. Approved by Mark, Kris and Lee. Carol and Adrienne abstained.

Board discussed the date for the annual meeting. Settled on March 14 at 6:30 EST in the clubhouse and zoom.

Lee has spoken to three internet providers. Looks like Spectrum has the best to offer. He will get it done.

ADJOURN.

Lee moves to adjourn at 1:50 PM. Unanimous.

Mark C.Picurro, Secretary