

OceanTree

CONDOMINIUM ASSOCIATION, INC.

MINUTES

JANUARY 9, 2020

CLUBHOUSE BOARD ROOM

MEETING TIME DURATION	6:30 pm – 8:03 pm
TYPE OF MEETING	Board of Directors Meeting
PROOF OF NOTICE	January 7, 2020
CERIFY QUORUM	7/0
APPROVAL OF MINUTES	Chuck Zubak motioned: To approve the December 12, 2019 meeting minutes Second: Larry Law Vote: 6/0
ATTENDEES	Gene Tucker, Larry Law, Robert Robinson, Al Kagan, Lawrence Weiss (arrived at 6:35 pm), Michael Griffin, Chuck Zuback, Lisa Hamlin, General Manager, and 41 homeowners

Agenda topics-

OFFICERS REPORTS

PRESIDENT	<p>We are still working on the 19th floor. All wallpaper has been removed, walls cleaned and encapsulated, and are mold free. We are ready for the next stage which is to skim and paint. We are waiting for permits to finish the area around 1905. Gene asked that all residents go up to the 19th floor to see how those people have had to live, because that is the way it will be on rest of the floor when they have been remediated. A decision needs to be made as soon as possible as to how to finish and redecorate each floor as needed.</p> <p>We installed a dehumidifier on the Penthouse floor, and it is working really well; when the humidity readings were taken, the Penthouse floor was the lowest of all the floors. We are recommending that we put one on the 19th and 18th floors to take care of the humidity that we've had in the past.</p> <p>The employees would like to thank the Board and the residents for taking them to Carmines for the Christmas lunch. The employees really appreciated it and said it was so much better than doing it in house because they didn't have to do the cleanup. They also would like to thank everyone for their Christmas bonus.</p>
TREASURER	Gene Tucker motioned: Approval of Treasurer's report (see attached). Second: Chuck Zubak Vote: 7/0

See Attached

UNFINISHED BUSINESS

ROOF	Larry Weiss motioned: Get quote from Advanced Roofing. It will be sent to Board members via email and to get a consensus of the Board as to which company to use. Second: Larry Law Vote: 7/0
DISCUSSION	We are waiting for a proposal from Advanced Roofing.

NEW BUSINESS

SUN HEALTHY HOME	Gene Tucker motioned: To put one dehumidify on the 19 th floor and one on the 18 th floor for \$14,630.00 Second: Larry Law Vote: 6/1 Gene Tucker- Yes, Larry Law- Yes, Robert Robinson- Yes, Al Kagan- Yes, Lawrence Weiss- Yes, Michael Griffin- Yes Chuck Zuback- No
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DISCUSSION	
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HALLWAY RENOVATIONS	Gene Tucker motioned: To skim and paint the 19 th floor. Second: Chuck Zubak Vote: 7/0
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DISCUSSION	
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SOCIAL COMMITTEE

	Mrs. Butkus went over the social committee upcoming events.
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OWNERS COMMENTS/ CORRESPONDENCE	<p>Rose Brilliant: There is no defibrillator in the building. Gene Tucker motioned: To purchase two defibrillators and to put one in the lobby and the other one by the pool. Second: Chuck Zubak Vote: 7/0</p> <p>Stephie Hess wrote a letter to the Board and it was read aloud.</p>
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ADJOURNMENT	Robert Robinson motioned: To adjourn the meeting at 8:03 pm. Second: Chuck Zubak Vote: 7/0
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EXECUTIVE PERSONNEL MEETING FOLLOWING ADJOURNMENT: CLOSED TO PUBLIC	
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ADJOURNMENT	
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