

BIRCH RUN PHASE II- HOA MINUTES

JULY 22, 2020

In Attendance: Dean Higgins, Fil Fina, John Essig, Bill Noonan, Sean Kane, Susan Clare and Dick Heffern. John Safford-Edgewater.
All attendees participated via Zoom.

Approval of Minutes- Motion to approve by Sean and second by Fil. All approved.

Treasurer's Report- Sean Kane: June 2020 Financials- Cash- \$9,634.97 and Ending Balance- \$11,613.17. All bills current.

Motion to Approve by Sean and second by Fil. All approved.

Managing Agent's Report- see report from Annual Meeting of June 22, 2020.

Old Business

-Painting update was provided. Letter was sent to owners of units that will be painted in 2021. It's unclear when Powell will do inspection of units that are scheduled to be painted. We will follow up with Powell to determine status of inspections and possibility of having work done by another contractor.

-Insurance Renewal- there have been questions about the crime/fidelity D & O coverage. Dean, Fil and Dick will meet with Amsure representative to clarify the coverage.

-It was agreed that the Board would have a walk around on July 26 to identify possible tree issues on common areas and transformers and utility boxes that may need to be cleared for National Grid access.

New Business

-John Essig and Fil Fina presented the Nominating Report for Board officers as follows: President- Bill Noonan; Vice President John Essig; Secretary- Dick Heffern and Treasurer Sean Kane. Approved unanimously.

-The Nominating Committee also recommended Susan Clare to fill the vacant seat. Approved unanimously.

Next scheduled meeting will be September 15, 2020.

Adjourn