

EMBASSY PARK CONDOMINIUM ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES
APRIL 17, 2017 @ 7:00PM
1700 EMBASSY DRIVE UNIT 808

- **CALL TO ORDER:** The meeting was called to order at 7:00pm.
- **PROOF OF NOTICE/ROLL CALL:** Notice was posted 72 hours prior by John Staniland. Board members present were Phil Yorston (Skype), Margaret Streeter, Ana Schwerer, June Howard, Erin Paige, Sharhonda Carter, Jon Ward, Darlene Crawford, Elise Counts (by Phone). Quorum of the Board achieved. Homeowners present were: Jack McDonald, Amy Spiegelman. Also Present John Staniland, LCAM form CMC Management.
- **SECURITY CAMERAS:** Mr. Art Peacock gave a briefing regarding the updating of the security cameras. Quoted \$39,000 plus electrical hookups with a \$600 per month service plan.
- **APPROVAL of the MINUTES:** Motion made by Darlene to waive reading of the minutes of March 13, 2017. Jon 2nd, all in favor, motion passed, minutes approved.
- **TREASURER'S REPORT:** Distributed by June.
- **COLLECTIONS/DELINQUENTS:** 806 – Payment plan approved, Anna made motion, Darlene 2nd and 207 goes back to Rossin - Burr.
- **LANDSCAPING:** No report.
- **POOL:** Erin inspected area and found it to be satisfactory
- **LEGAL:** Amy: 505 insurance claim in limbo.
- **MAINTENANCE:** Ana: soffit vents rusting.
- **ROOF REPORT:** Ana: report attached.
- **MANAGER'S REPORT:** Distributed.
- **SCREENING:** June suggested that all screening and background checks be sent to all the Board. John reminded everyone that personal information, such as Social Security numbers, driver's license numbers, etc., should not be sent electronically, and should be just for the Screening Committee. Discussion tabled until next meeting.
- **OLD BUSINESS:** Courtyard fences: Violation letters to go out for trimming back trees with a note that it will go to the Attorney if not complied with in a 14 day period. Color choice for staining: Coastal painting chosen as contractor by majority vote. Cedar color chosen by majority vote.
- **NEW BUSINESS:** Any amount over \$1,500 needs to be known by Board for maintenance issues. Need bougainvillea for new fence by Jamestown. Waiting on quote from O'Hara. Privacy guards for pool fence, tabled.
- **OWNER COMMENTS:** None.
- **ADJOURN:** Meeting adjourned at 9:20pm.

