

GREENWICH POA

BOARD OF DIRECTORS MEETING

6:00 pm. Wednesday, September 30, 2009
Greenwich Pool Area

MINUTES

CALL TO ORDER

Called to order at 6:03 pm. A quorum was established. Board members present: Kevin Kelley, President; David Monsour, Secretary; Matt Zern, Treasurer, and representing Capital Realty Advisors, Inc. (CRA) was Steve Chuilli, LCAM, CRA Senior Community Association Manager.

APPROVAL OF PREVIOUS MEETING MINUTES

A motion was made by Dave to approve as presented, seconded by Matt. All in favor.

REPORTS

Matt reported on the engineering turn over report and reserve study. Matt emailed several questions to AT Design and is still waiting for a response. Matt is concerned that the metal pins in the concrete porches should be reviewed. Matt also noted AT Design was over paid. Manager will follow up on collections.

COMMUNITY UPDATES

Dave requested that all updates for the Greenwich website be processed one time per month.

Motion by Kevin to approve reimbursement to John Ickart in the amount of \$595.00 for the damage caused to his water meter by tree roots.

Matt requested management obtain a copy of the FPL lighting agreement and the POA insurance invoice and policy for the Master Association. Management will make the report for the Master Association.

Matt requested a copy of the fire alarm monitoring contract. Management will forward.

Motion by Dave to appoint David Ferris to the Board of Directors. Seconded by Matt. All in favor.

Email for Dave is dave@sanfordgolfdesign.com.

ADJOURN

Matt motion to adjourn at 6:55pm.