

## **Chelsea Place Townhome Owners' Association**

[www.chelseaplacetownhouses.com](http://www.chelseaplacetownhouses.com)

### **Board Meeting Minutes**

**April 14, 2016**

The CPTOA Board of Directors met on Thursday, April 14th, 2016 at 7:09 pm at the Wheatley residence. Board members present were Mac McNeill, Carl Holtz, Robert Wheatley and myself. Also present was Sharon McNeill of the landscaping committee.

#### **Approval of Minutes -**

Motion was made to approve the minutes of the March 10th board meeting. The motion was seconded and approved.

#### **Treasurer's Report -**

March financial report was presented by Mac in John's absence. A motion was made to approve as presented. Motion was seconded and approved.

#### **Landscaping Committee -**

It was reported that the walk thru with and Sharon McNeill and Kim Reivel from Seibert and Amy Bateman, our contact representative took place on Monday, April 11th. The board members present asked for amine item listing of what was needed. They will send this to Mac along with a final cost.

#### **Architecture Committee -**

It was selected by email vote on April 7, 2016 to accept the bid from Kramer for tree maintenance and trimming. Cost will be \$5,400 for tree health and \$8,415 for tree trimming for a total of \$13,855.

#### **Driveway Replacement -**

A motion was made and seconded to award this work to Isidore Concrete for replacement on unit 662 and repair on units 692, 684, 238 and 220 as well and concrete on the mailbox pads for an approximate price of \$16,000. Exact price is to be determined. The driveway of unit 676 will be put on hold till next year due to budget.

#### **Concrete Raising -**

A motion was made and seconded to hire Raise Rite for concrete raising as to be determined with the cost not exceeding \$3,000.

### **HOA Declaration -**

It was brought up that our HOA Declaration does not currently cover sidewalks to the front doors. Everyone seemed to agree that this should be modified and it should be brought to a vote at the next general meeting.

### **Old Business -**

1. Fence Work - The new fence was installed by Peerless. Everyone seemed satisfied with it.
2. Tuck pointing - Mac contacted Ellen about tuck pointing needed on several buildings. She will send out a vendor.

At 8:45 pm a motion was made and seconded to adjourn. The motion passed.

**The next Board will be Thursday, May 12th at the McNeill home.**

Respectfully Submitted,  
Diane Freeman Hodges, Secretary

