

Vacation Village Condominium Association

Meeting Minutes

April 7, 2018

In Attendance

Brian McConnell, President

Tim Hauser, Treasurer

Joe Florio, Director

Lynn Nicolai

Also in Attendance

Michele L. Kirk, Manager

Brian McConnell called the meeting to order at 10:04 a.m.

Open Forum

- 49-1 Flowers**
- 42-2 Deck painting**
- 57-1 Meeting**
- 29-8 Painting building 29**
- 20-6 Balcony 6.5 inch openings**
- 16-2 LLC**

President's Report

1. Boat Slips are available for the 2018 season. Please contact the office to make arrangements.
2. Please be considerate when walking your pets throughout the property. When possible please walk your pets in the designated property areas.

Reading of the February 24, 2018 meeting minutes

Motion

Lynn Nicolai made a motion to dispense with the reading of the February 24, 2018 meeting minutes. Tim Hauser seconded the motion and the motion passed unanimously.

Motion

Tim Hauser made a motion to approve the February 24, 2018 meeting minutes. Joe Florio seconded the motion and the motion passed unanimously.

Treasurer's Report

March and April Treasurer's report will be discussed at the May Meeting.

Management Report

Sales

There were four sales in the month February: two unit will be for vacation use and two for primary residence. There were four sales in the month of March; three units are for primary residence and one for vacation use.

Leases

There were seven leases signed in the month of February and sixteen in the month of March. Current rental percentage is 41%.

Le Club

Improvements are needed in LeClub, new flooring, kitchen sink and painting. Total cost not to exceed \$4000.00

Motion

Tim Hauser made a motion to approve the \$4000.00 expenditure to improve LeClub. Joe Florio seconded and the motion passed unanimously.

Pet Policies

Dog complaints are on the rise. Long leashes, dogs off leashes and not picking up after their pets, I am at a loss as to what to do.

The Board will have the Rules and Regulations Committee discuss the existing policies.

Building Balconies

Per the rules of the property no one is permitted to attach fencing or other materials to the balconies. Public Safety is enforcing this policy however we are getting calls daily about this rule and the balcony railings not being to code.

The Rules and Regulations Committee will discuss this policy.

Split Rail Fencing

On the North end of the property the split rail fencing has been removed and stones have been put in place.

Asphalt

I am awaiting bids for the trail beginning and several areas of walking paths. I have also requested a proposal for the boat yard and several garbage enclosure areas.

Adjournment

Tim Hauser made a motion to adjourn the meeting. Lynn Nicolai seconded and the motion passed unanimously. The meeting adjourned at 11:55.