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WATERVIEW CONDOMINIUM ASSOCIATION
Annual Board Meeting
Tuesday, May 12, 2015 – 7:00 PM

Present: Steve Lipshutz, Boris Todorov, Sheri D'Ottavio, and Matt Lengeranli; and Kathy Kosher, Management Office.

Steve Lipshutz opened the meeting at 7:00 PM.

- **Ballots** – Counting of the ballots were being done in the Management Office. Noreen Tkacz, the judge of elections, and Kathy were tallying the ballots as the meeting begun.
- **Guest Speaker** – Guy Riska of Global Risk Partners spoke regarding the importance of having homeowners contents insurance. Additional information is available at the Management Office.
- **Aged Receivables** – Receivables were reviewed and it was noted that all units are paying condo fees.
- **Election Results** – The following were elected to the Board of Trustees for the 2015 – 2017 term:

Val Andreev	-	32,057 Votes
Matt Lengeranli	-	42,422 Votes
Haisam Soliman	-	27,597 Votes
Boris Todorov	-	46,627 Votes

- **Open Discussion:**

Larry Horn thanked the Board for the added security cameras. Other members asked for additional lights especially on Dorset Avenue. The Board noted that they were moving to LED lighting.

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Courtyard behind Marshall Avenue was a mess. The Board advised they would send notices to have this corrected.

It was requested that the shed policy be sent to all members as it was felt everyone was not aware of this policy. (Note: The shed policy is available at the Management Office).

Members advised that some decks were in bad shape and needed repair prior to staining. Any problems should be reported to the Management Office so repairs can be made.

One unit owner indicated she had received damages from the power washing. She was advised to bring the receipts with a letter or note of explanation to turn over to the contractor.

The Board advised they were in the process of obtaining bids for the capping above the mansards as they are in bad shape.

Members noted that the painting of the mansards and decks was moving too slow.

Meeting adjourned – Steve Lipshutz 1st. Matt Lengeranli 2nd.