

**COROMANDEL UMBRELLA ASSOCIATION
BOARD OF DIRECTORS MEETING
January 21, 2014**

Board Members Present: Jack Zrecny - President
 Stanley Eckerling –Vice President
 Howard Katz - Treasurer
 Lila George – Director
 Alan Polikoff – Director
 Nory Kominsky – Director

Absent: Susie Chesler -- Secretary
Property Manager Laurie Annable

1. Jack Zrecny called the meeting to order at 7:30
2. The Board members introduced themselves.
3. Lila George moved to approve the minutes of the September 24, 2013 meeting. Howard Katz seconded the motion. The motion passed unanimously.
4. Lila George moved to ratify the elected Board Officers: Jack Zrecny as President, Stan Eckerling as Vice President, Howard Katz as Treasurer and Susie Chesler as Secretary. Howard Katz seconded the motion. The Motion passed unanimously.

4. PRESIDENT'S REPORT
5. TREASURERS – see attached
6. LANDSCAPE COM
 - No report.
7. SOCIAL COMMITTEE
 - Currently inactive
8. .MANAGEMENT REPORT

Pool Opening/Closing

The Board will be approving the contract with Platinum-Poolcare for the opening and closing of the outdoor pool for 2014. There is a \$34.00 increase over last year's contract.

Electric Contract

The Board will be approving a contract with Direct Energy for a cost of \$0.05694 for three years.

Reserve Study Update

The Board will be approving an update to the reserve study from Reserve Advisors. The last reserve study was done in 2009.

7. OLD BUSINESS - None

8. NEW BUSINESS

- Howard Katz made a motion to accept the proposal from Platinum-Poolcare in the amount of \$1,628.00 to open and close the outdoor pool for 2014. Stan Eckerling seconded the motion. The motion passed unanimously.
- Alan Polikoff made a motion to accept the proposal for 2014 from Elite Building Services, Inc for Janitorial at a 1.67% increase, \$7,137.24, and for Maintenance at a 1.67% increase, \$10,675.35. Lila George amended the motion to approve only 1 year of the contract. Stan Eckerling seconded the amended motion. The motion passed unanimously.
- Lila George made a motion to accept the proposal from Reserve Advisors to update the reserve study for a fee of \$2,850.00. Howard Katz seconded the motion. The motion passed unanimously.
- Howard Katz made a motion to ratify the approval of the proposal from Select Energy to purchase electricity from Direct for a cost of \$0.05694 kwh for 36 months. Stan Eckerling seconded the motion. The motion passed unanimously.

9. HOMEOWNERS OPEN FORUM

10. ADJOURNMENT

Howard Katz moved to adjourn the meeting. Susie Chesler seconded the motion. The meeting was adjourned at 7:55 P.M.

Respectively Submitted,

Laurie Annable, Acting Secretary