

Waterside COA Board of Directors Meeting Minutes

Oct 8, 2024

Zoom Attendees: Jack Jenkins-President, Todd Murphy-Board Member, Steve Halsey- VP, Michelle Dishon-Secretary, Lenni Canell- Treasurer

8:30 a.m.

Summary of Discussion

1. New Property Manager. Contract, job description, how we can improve communication. Review a new contract.
2. Work Orders. How can we streamline work orders and allow everyone access to work progress and what is being fixed? Intention is to alleviate multiple reports for the same issue.
3. Maintenance. How many hours for maintenance can we budget and we need to define what will be done during these maintenance hours.
4. Financials. How can the owners have better access to monthly financials?
5. Communication with owners. How can we let owners know when Bug Hunters will be on site, and when workers will be on site. Can we set up a calendar somehow where everyone can view? How to post a notice of things that are happening?
6. Other HOA's. How are other COA's ran with communication, etc?
7. Review findings from the Bylaws committee. Bylaws committee to write up their ideas and meet with the board to discuss.
8. Recap of building 3
9. Possible cameras. Location and price to be discussed at next week's board meeting.

Meeting adjourned at 9:10 a.m.