

Top of the Surf Board Meeting
Tuesday October 8, 2013
7PM 3rd Floor Back Porch

Present: Ted Alex, Jeffrey Botto, Ben Cannavo,
Terry Hermans, Tom Marino, and Peg Murphy

- I. Welcome
 - a. The meeting began at 7:00.
- II. Approval of Minutes (September 23)
 - a. The minutes were unanimously approved.
- III. Financials
 - a. Status of condo fees
 - i. There is \$2800 in delinquent condo fees. True North will follow up via courtesy calls.
 - b. Spending level approvals – proposal
 - i. Table until next meeting.
 - c. Owners should be informed of the change of condo fees to align with the fiscal year.
- IV. Old Business
 - a. Engineer feedback-timing of report and estimates for repairs
 - i. Alex will have a report by the end of this week, or the beginning of next week. Initial feedback: the overall condition of the rest of the building is “minor” compared to the garage issue.
 1. Once we receive the assessment for the front, we can discuss another bid with JRK to then proceed with a loan for everything.
 2. Furthermore, over the next few weeks, if we can get bids for insulation, we could bundle those items in with the loan for repair at a later date after Phase 1 of the structural project.
 - ii. Also in terms of repairs, the Board requested that True North look into the breaks in siding on side of building. We also need to plug the holes in the basement for winter, both vents and new holes in ceiling, as well as hole in the hallway in the front of the building (True North is on it).
 - b. Next step with compilation of “wish list”
 - i. True North will send the board their current list of items in a spreadsheet (Noblin report, painting, bluestone in front, flashing, etc.). Once we get the list and refine it, we can then prioritize items.
- V. New Business
 - a. Newsletter to owners
 - b. Other Winter Issues
 - i. Drain sprinkler system (Andrew/True North will do it)
 - ii. Hall heating will be taken care of between Ben and Peg

- iii. Peg and Leslie will work on posting Board meeting times onto the website, and reiterate that all association members are invited.
- c. Response to Notes on the Bulletin Board
 - i. The Board discussed recent notes posted to the bulletin board without Board approval, and the Board has decided that someone from the Board will speak with the Unit Owner who posted said notes.

VI. Adjourn

- a. The meeting was adjourned at 8:22 pm.
 - i. Ben Cannavo made the motion, which was seconded by Tom Marino and unanimously approved.

Respectfully submitted,
Jeffrey C. Botto
Secretary