

## **June 2020 Cedar Pointe Board of Directors Meeting**

**Present:** Scott, Cliff, Phyllis, Cindy, Ginny, Andrea (from Elite Management)

**Absent:** Ellen

**Quorum:** Yes

**Meeting Called to Order:** 7:03

- Sprinkler Head Repairs
  - Quote from FLSA 37% less than BPFE
  - FLSA did good work with sprinkler head freezing work in 100, 300, and 600
  - Would begin work on July 6 and complete work over two weeks
  - Phyllis makes motion; Terry seconds; unanimous approval
  - Andrea will be sending notifications to the 56 people who have been affected in addition to posting on bulletin boards
  - Andrea will be researching how to add “sprinkler head inspection” to closing documents and reminders for when a unit is being sold
- Master Insurance Policy
  - Cliff making motion to go with Guard as policy for new master insurance policy
  - New rate with same insurance coverage as current policy/provider
  - This would be pending a property inspection
  - Property value is large variance between different policies; this will be investigated
  - More information to be collected about property valuation/appraisal
  - Vote is to move forward with getting more information from Guard to make sure coverage amounts and premium are equal to existing coverage cap
  - Once these details are provided a final decision about insurance provider will be decided
  - Cliff making motion to move forward with getting policy written by Guard; seconded by Ginny; unanimous vote to move forward
- High Water Usage in Building 300
  - May and June water bill being over \$2200 more than usual due to broken toilet running for four weeks
  - Cliff has asked Town of Cary to make an adjustment given the circumstances; this information will be known within two weeks
  - If the Town doesn’t make an adjustment, the board will have to decide what to do with regard to the extra cost

**Adjourned** 7:29