

McNeill Farms East Condominium Association
Board of Directors Meeting
February 22, 2024

The McNeill Farms East Board of Directors met pursuant to call, at Donato's located at 6965 E. Broad St. Columbus, Ohio 43123

Board members present: Sylvia Bayless and Cheryl Kinsey of Sentry Management. Board members: Tim Brown, Stasha Crutchfield, Cindy Reaper, Gia Lamanna, Vickie Nicholas.

Call to Order/Establish a Quorum: Sylvia Bayless called the meeting to order at 6:02 pm and confirmed that a quorum was present.

Secretary's Report: The Board reviewed the minutes of the board meeting and Executive session meeting on Jan. 25, 2023. The adjournment time for the executive meeting minutes was amended to 8:00pm. A motion was made by Tim Brown to accept the corrected minutes, seconded by Cindy Reaper and the motion was carried with full board support.

Treasurer's Report: Sylvia Bayless reported the closing financial report for January. Moving 300K "profit" from 2023 from operating cash to the reserve account and also evaluate moving "excess" into higher interest bearing accounts.

Management Report: The Board reviewed the manager's report, including action items, a review of delinquency and a review of transfers; as well as a request for loan payoff, financials for tax filing and follow up of fire claim.

Old Business: Control for LED's at the club house and sign. Loan payoff was signed and ready to be completed by the bank. All things surrounding the condo fire discussed, ie: cost of repairs, increase in deductible both for McNeill Farms and letter to inform residents.

President's report: Tim reported that he and Cindy Reaper had signed and notarized the amendment to the declaration of McNeill Farms East Condominium.

New Business: Roach infestation and time frame for correction of problem. Wildlife removal, specifically skunks, was discussed.

Next Meeting: March 21, 2024.

As the business before the board concluded Cindy Reaper made a motion to adjourn the meeting, 2nd by Stasha Crutchfield; the motion was unanimously approved.

The meeting adjourned at 6:43pm.

Submitted: Cindy Reaper - Secretary