

Center Gate Estates Village 7
CONDOMINIUM ASSOCIATION, Inc.
BOARD & BUDGET MEETING MINUTES
Monday, Feb 17, 2025, 10:00 a.m. at the Pool Ramada

CALL TO ORDER

The meeting was called to order by President Chuck Pappas 10:00 a.m. Terry Campbell, Frank Coppola, Cary Kaufman, Diane Treharne were present. Ray Andrusiak, CAM, of Prokop was present and recorded the minutes.

DISPOSAL OF MINUTES - Nov. 15, 2024 - Frank moved approval; Chuck 2nd; unanimous.

APPOINTMENT OF MEMBER

Board appointed Diane Treharne as the new Treasurer of the board. Chuck motioned, Frank 2nd, unanimous.

BUDGET APPROVAL

Board moved to vote on new proposed budget, 2025. Frank motioned, Chuck 2nd, all in favor except Carey who voted no.

OLD/UNFINISHED BUSINESS

APPLICATIONS – Board talked about updating applications for lease and sale. Ray informed the board it was on the portal for review. Diane will check for accuracy.

NEW BUSINESS

ASPHALT PROJECT – Board moved to vote on the asphalt project. Frank presented five quotes from various contractors. Chuck motioned to vote on the Anderson Asphalt & Paving Co. for \$70, 230. Terry 2nd, unanimous.

POOL HEATER – Board moved to vote on installing a pool heater. All were in favor dependent on consultation with legal counsel before installing. Frank voted no.

COURTESY LETTERS – Board talked about sending courtesy letters for violators who park in pool area. Ray would work on producing letters.

COUPON BOOKS – Board talked about the status of the payment coupon books. Ray will find out the status of the books and if they have been mailed.

NEXT MEETING – TBD

ADJOURNMENT – Frank adjourned the meeting at 11:25 a.m., Chuck 2nd.

Respectfully submitted for the Secretary by: Ray Andrusiak, CAM, Prokop P.A.