

**MINUTES OF BOARD MEETING
MAYFLOWER SQUARE – SECTION 1
Thursday, November 17, 2016**

ATTENDEES: Gina Torretti, Cheryl Ferrufino, Brook Hailemariam, Lynn Lawlor

Absent: Biya Albert,

GHA: Esther Haley, Property Manager.

Sgt. Jesse Meekins was present and gave report of all 911 calls or non-emergency calls for Mayflower Square Section 1. He mentioned package theft is on the rise around the Holidays.

The Board met in open session at 7:15pm.

Open Forum:

- Toilet still running 5911;
- Laundry room timer in 5911 won't go off;
- Noise from above in 5930;
- Rats.
- 5924 Water/Flooring Issue
- Jamie Alvarenga – parking issues/condo fee.

Action/Motions Approved:

- Cheryl made a motion to approve a not to exceed amount of \$1550.00 to remove wet flooring from 5924, Brook seconded, all approved.
- Lynn made a motion to sign with Eagle Pest Services. The contract will begin in January. Cheryl seconded, all approved.
- Lynn made a motion to approve proposal from A1 Towing for 2017, Cheryl seconded, all approved.
- The Board made a motion to reclaim primary spots #066-069 so the number of primary spots equaled the number of passes distributed. We all agreed

Old Business:

- Clubhouse renovations – repainted upstairs and installed ceiling fans; still one wall wrong color;
- Mirrors for bathrooms;
- Smoke detectors ordered, GHA will install upon receipt;
- Hand Dryers for Bathrooms?

Maintenance Issues & Updates:

- New pest company, Eagle Pest will start January 1, 2017;
- New towing company, A-1 Towing will start January 1, 2017.

- Gutter Cleaning?

New Business:

- 5924 Water Intrusion – flooring needs to be removed as it is still wet and now mold is growing under floor; Need new water testing from Culbertson's as water is coming in different spot than where original waterproofing was done.
- Board has requested Square footage of each room that needs the flooring replaced in 5924 to determine the cost of reimbursing owners builder grade flooring as stated in bylaws;
- Signs for parking secondary spots;
- Bed Bug inspections/payments;

Open Session adjourned at 9:00pm.

Executive Session

The Board convened in Executive Session to discuss delinquency/legal information.

- Parking passes to be voided/past due assessments paid;

Executive Session adjourned at 9:13pm.

Next Meeting Date: December 15, 2016

Respectively Submitted,

Gina Torretti

Gina Torretti, President