

COVINGTON CLUB, INC.

August 24, 2021 – Board Meeting

Fort Wayne Country Club

The meeting was brought to order by President Don Banowetz at 6 PM.

JULY AND YTD FINANCIALS

The July income statement and YTD financial performance were reviewed. Because of an elevator issue in Building 3 plus a few other minor issues, there will be no maintenance painting done this year. We are \$6,000 over budget. As such, the deficit will be taken from the reserve fund. This overage will cause a delay in replacing the roof on building 4. Other expenses are within the budget.

PENDING PROJECTS DISCUSSIONS

1. Have Tom Jones check the circuit breaker for Building 2.
2. The door buzzer on Building 2 does not allow for a 2-way conversation. Don will follow up.
3. The sewer line in Building 3 has many patches. Tom Jones will check out.
4. The bike path bridge needs repaired. Tom Jones will check out.
5. Interior identifier numbers for all building will cost around \$800. Kristin Marcucilli is working on a mockup with Indiana Sign. The outside number signage has gotten good reviews.
6. Schedule a walk about for K. Marcucilli and Jon Parrish. Stone needs to be laid by Building 1. Edging also not being done. Don will coordinate.
7. Possible carpenter ant issue in Buildings 2 & 3. Gayle Burns will contact Rose Exterminators.
8. Get an inspector to look at the inside and outside of all buildings. K. Marcucilli will handle.
9. Sinking steps on east side of Building 4. The treatment used to raise steps did not work. A1 will make a second visit on September 3.
10. Free tree stump removal. K. Marcucilli will investigate.
11. Tom Kimbrough and Don Banowetz will personally serve a lien for nonpayment of assessment and condo fees to the offending homeowner.
12. Elevators in Buildings 3 & 4 are old. A discussion took place about replacement. Action is pending.

OTHER BUSINESS

1. Snow removal quotes. Don to get started.
2. 2022 Preliminary Budget. Tom Kimbrough made a motion to approve the budget; Kristin Marcucilli seconded. Motion passed.
3. Irrigation system. All agreed that it is completed.
4. Fall get together. Event scheduled for the garden area on October 17th.
5. Building Expansion Discussion. All agreed to send out information early and have a discussion at the Annual Meeting with a vote to follow in 30 days.
6. FWCC had trees removed behind Building 2.

ANNUAL MEETING

1. Tuesday, October 5th at 7 PM. Social gathering at 6:30 PM. Letter, Minutes from 2020 annual meeting, budget and expansion plans will be emailed to owners by September 15, 2021.

Meeting was adjourned at 7:45 pm.

Respectfully submitted, Gayle Burns, Secretary