

**STOCKBRIDGE CONDOMINIUM ASSOCIATION (SCA)
VIRTUAL POOL COMMITTEE MEETING MINUTES
OCTOBER 6, 2021**

COMMITTEE MEMBERS PRESENT

BRENDA PURDY STOCKBRIDGE POOL COMMITTEE MEMBER
SHELLEY HAVENER STOCKBRIDGE POOL COMMITTEE MEMBER

MANAGEMENT ATTENDEES

JILLIAN CULLINANE CAVALIER MANAGEMENT GROUP ADMINISTRATION
DAN CULLINANE CAVALIER MANAGEMENT GROUP OPERATIONS

OTHER

ANTONIO HERAZO HA POOLS

CALL TO ORDER

Brenda Purdy called the meeting to order at 3:00 p.m. The meeting was held virtually, using ZOOM. Notification of the virtual committee meeting was posted on cavaliermanagementhoa.com. Meeting was held virtually in accordance with Administrative Resolution No. 04-2021.

ESTABLISHMENT OF QUORUM

Two (2) committee members were present.

APPROVAL OF MINUTES

- Approval of the August 18, 2021 Pool Committee Meeting minutes: Motion to approve: Brenda, Seconded: Shelley, Motion passed unanimously.

Financials Report

August 2021 financials were presented:

Operating Account balance: \$3,702.61

Reserve Account balance: \$120,822.06

The Operating Account balance as of 8/31/21 does not reflect payment from Ashmere for their portion of the monthly contribution, but will appear on the September financials.

The 2022 Pool Budget was approved by the Board of Directors on 9/16/21. A copy of the approved budget was provided to Ashmere on 9/23/21, in accordance with the Bylaws. There is no change in the monthly contributions from Ashmere or Stockbridge.

HA Pools Update - Antonio Herazo reported the following:

- The caulking work was completed.
- The pool has not been covered yet. Antonio was waiting for this meeting to cover the pool.
- The pressure tests were conducted on the main pool and wading pool. The main pool passed the test, and it was found that the wading pool is leaking. Repairs will require the deck to be opened up. Proposal to be reviewed at this meeting.
- The corner area of the pool that is continually wet was also discussed. It is unclear where the water is coming from. The board would like Antonio to test the water to see if it's the pool water. If it's not, they would like to look into having an engineer inspect.

Pool Closing update

- The pool closing has been completed. Management did a walk-through with Anotonio.
- Verizon phone line has been updated at no cost to the association. It was a Verizon requirement to stay up-to-date with current technology.

New Business

- HA Pools, Quote#00083, 09/26/2021, Bulkhead Gasket Replacement, \$1,500.00
 - The bulkhead was cracked and was discovered while doing the main pool repairs.
 - Motion to approve: Brenda, Seconded: Shelley, Motion passed unanimously.
- HA Pools, Quote#00080, 10/08/2021, Main and Wading Pool Plumbing, \$23,520.00
 - Motion to approve: Shelley, Seconded: Brenda, Motion passed unanimously.
- 2022 Pool Season Management proposals
 - HA Pools
 - Wed-Monday, 11am-8pm
 - 1 Manager (40 hours), 1 Lifeguard (40 hours), 1 part time guard (28 hours), 2 guards on duty at all times
 - Annual contract: \$39,480.00
 - MGN Pools Management
 - Wed-Monday, 11am-8pm
 - 1 pool manager (54 hours), 1 guard (54 hours), 2 guards on duty at all times
 - Annual contract: \$30,900.00
 - After discussion, Committee agreed to stay with HA Pools. The contract difference is roughly \$8500.00, however, Board and Committee were very satisfied with HA Pools during the 2021 pool season.
 - Motion to approve HA Pools 2022 Pool Season Management proposal at \$39,480.00: Shelley, Seconded: Brenda, Motion passed unanimously.

Next Pool Committee Meeting - 2022, TBD in March 2022

Homeowner and Resident Forum - no comments were made

Adjournment

- Motion to adjourn at 3:44pm: Brenda, Seconded: Shelley, Motion passed unanimously.

Submitted by: Jillian Cullinane, Property Manager, Stockbridge Condominium

Motion to approve October 6, 2021 Pool Committee Meeting Minutes made by SHELLEY HAVENER.

Seconded by BRENDA PURDY.

Motion passed unanimously at the March 16, 2022 Pool Committee Meeting.