

Pier Point Village 2
Board of Directors Meeting Minutes
June 23, 2021

Board members present: Karen Reich, Mary Sebastian, Cynthia Hayes and Zuleika Duhaney

CPMG: Debra Vickrey, AMS, PCAM – Association Manager

Quorum of Board of Directors established. Meeting called to order at 11:00 AM by Karen Reich. Minutes were taken and transcribed by Debra Vickrey.

Minutes: April 28, 2021

- **Motion** to approve the minutes was made by Cynthia Hayes, seconded by Zuleika Duhaney and passed unanimously.

Homeowner Forum: No attendees

Presidents Report: None

Association Manager's Report: Debra Vickrey

- Update on monthly operations.

Discussion Items:

- The reviewed the draft reserve study and will email their questions or acceptance to Debra.

Contract Proposals:

- **Motion** to approve the proposals from Manning Construction for the following deck replacements was made by Mary Sebastian, seconded by Karen Reich and passed unanimously;
 - 3800 #D in the amount of \$7,264.50
 - 3892 #E in the amount of \$6,680.80
 - 3932 #D in the amount of \$6,541.00
 - 3942 #D(front deck) in the amount of \$8,436.50
 - 3942 #D (side deck) in the amount of \$7,264.50
- **Motion** to approve the Heritage Roofing proposal in the amount of \$1,400 for gutter repairs at 3820 #G, 3860 #D and 3870 #A was made by Mary Sebastian, seconded by Karen Reich and passed unanimously.

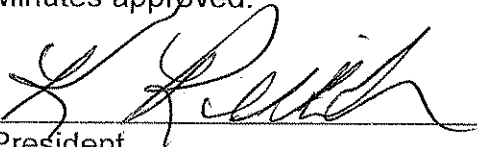
Financials/Legal:

- Motion to accept the April - May 2021 financials presented by CPMG, subject to audit, was made by Cynthia Haynes, seconded by Karen Reich and passed unanimously.

Adjournment: 11:30 AM

Next meeting: July 28, 2021 at 11:00 AM

Minutes approved:



President

7/28/21

Date