

Brookside East Condominium Association
Board of Directors

Annual Board of Directors Meeting – August 12, 2024

Call to Order

The regular meeting was called to order at 6:58 pm by Lee Reiff, President of the Board of Directors (BOD).

Roll Call

A roll call of BOD members was called by Lee Reiff, President. Present was Donna Balta, Treasurer. Sandy Dittman was also present, representing Managing Agent – SP Management.

Minutes

The minutes of the May 13, 2024 were made available to the Board and posted to the website in draft. Motion to officially accept the minutes was made by Donna Balta and seconded by Lee Reiff. Motion was passed unanimously by the Board.

Financial Report

Donna Balta presented, and the Board accepted, the Financial Report as of August 12, 2024 showing the assets of the Association as:

FIRST CITIZENS BANK	\$ 21,095.63
GOLD COAST-MMA	114,582.51
GOLD COAST-CD-12 MONTH	75,000.00
GOLD COAST-CD-6 MONTH	75,000.00
TOTAL ASSETS	\$ 285,678.14

Old Business

1. Garbage – Still remains a big problem
2. New carpeting in 7716 – Requested Sandy obtain 3 proposals.
3. Potholes – To be filled by the end of May
4. Power wash garage floors

New Business

1. All potholes in the parking lot have been filled. Resurfacing of the parking lot possibly next year.
2. New hallway carpeting – 7716 should be completed within the next two months.
3. Aspen (with a lift) repaired the flashing on 7728 & caulked, where needed, the Dryvit seams on the front of all buildings. Back of the buildings will be recaulked at later date.
4. Dryer vent cleaning – waiting for proposals from: Aspen, Air Care & Lintfighters
5. Garage floors – Will be power washed soon. We have received two proposals to date in the amounts of \$1,400 & \$2,800.
6. Tree Trimming- Waiting for a proposal from A Cut Above. All trees in front of balconies will be trimmed and a few smaller trees taken down.
7. Dogs – The Board has decided to follow other Associations regarding dogs. We have no actual count as to how many dogs reside in our buildings. A new rule will be put in place and each owner will provide the management company with a picture of their dog, along with a copy of the dog's registration with the Village of Tinley Park.

Reminders to be discussed -

Election of a new Board will be held at our next meeting in November. Anyone interested in joining the Board please call Sandy at S.P. Mgmt. We are in desperate need of a few more board members.

Adjournment

There being no further business of the Board of Directors, Donna motioned to adjourn the meeting and Lee seconded. The meeting adjourned at 7:30 p.m.

Floor open to home owners for questions.