

**Bermuda House Board of directors Meeting**  
**April 23<sup>th</sup> , 2009 Started at 7:15**

**I Present at meeting:**

Steve Snider, Steve Bertelli, Joann Semak, Jules Goodison.  
Call to order by Steve Snider, 2<sup>nd</sup> Steve Bertelli

**II Approval of reading of previous Board of Directors Meeting:**

Motioned by Jules Goodison, 2<sup>nd</sup> by Joann Semak all in favor.

**III SPS Concrete:**

- Cooling tower concrete supports are cracked and will need to be fixed in the future.
- Estimates are being requested for the cooling tower supports.
- SPS will be done with concrete restoration this week. Cost of renovation will be covered out of reserves.

**IV Foreclosures:**

- Jules Goodison Motioned to contact attorney to define rights and remedies to deal with bank foreclosures and short sales 2<sup>nd</sup> by Joann Semak all in favor.

**V Hurricane Season:**

- Jules Goodison Motioned, Closure of shutter before hurricane season needs to be done before owners leave. A letter will be mailed out to alert owners that if shutters are not close a \$50 fee will be charges to close them by BHCA. 2<sup>nd</sup> by Joann Semak all in favor.

**VI Ongoing & New Business**

- Jim Desantis has resigned from the board. Jules Goodison nominated Rick Ciesla 2<sup>nd</sup> by Steve Bertelli all in favor.
- Board is currently looking to reduce cost on ongoing contracts ie. the alarm monitoring system in the office.
- Jules Goodison Motioned that Cracked windows need to be replaced before hurricane season starts with a copy of a contract to replace window(s) filled with BHCA office in 2 weeks . BHCA will suggest a few window glazers to fix the windows. 2<sup>nd</sup> by Joann Semak all in favor.
- Jules Goodison Motioned that the renters deposit be increased to \$1500 and said deposit be held in an interest bearing account that the renter is given notice off and said deposit be returned minus any damages or infractions charges upon their termination of rental period. 2<sup>nd</sup> by Joann Semak.
- Discuss changing of west lot entry code on a periodic time to stop unauthorized entry.

**VI Adjournment**

Rick Ciesla motioned to adjourn all in favor.