

PARK PLACE OF ITASCA BOARD MEETING
ITASCA PUBLIC LIBRARY
Thursday, March 7, 2024
Meeting Minutes
7:00 PM

CALL TO ORDER

Meeting was called to order at 7:01 pm

BOARD MEMBERS PRESENT

Michael Wagner – President
Michael Bernstein – Treasurer
Marie DelGiorno – Secretary
Tom Holden – Director
Jay Mandal – Director
Venky Jayaprakash – Director
Marcia Weinstein – Director

FOSTER PREMIER MANAGEMENT

Steve Tillinghast – Manager, Absent

TREASURER'S REPORT

No financial report given at this meeting.

SECRETARY'S REPORT

A motion was made to approve the Minutes for the February 7, 2024, and February 15, 2024, Meetings. Motion was approved, the Minutes for February 1, 2024, and February 15, 2024, were passed.

ARCHITECTURAL

- Unit #142: Handrail Repair: Steve T. will request additional information i.e. description of the work that will be done.
- Unit #146: Upon motion duly made, seconded, and unanimously carried the Board of Directors approved the deck replacement at Unit #146. Motion was passed.
- Unit #41: Upon motion duly made, seconded, and unanimously carried the BOD approved window replacements, Estimate #E871202 for this unit. Motion was passed.
- Unit #57: Upon motion duly made, seconded, and unanimously carried the BOD approved window replacements, Estimate #E874984 for this unit. Motion was passed.
- Unit #122: Upon motion duly made, seconded, and unanimously carried the BOD approved window replacements, Estimate E874983 for this unit. Motion was passed.
- Unit #354: Upon motion duly made, seconded, and unanimously carried the BOD approved window replacements, Estimate E874980 for this unit. Motion was passed.

LANDSCAPING

- Brightview Proposal for Extra Work: Upon motion duly made, seconded, and unanimously carried the Board of Directors approved the Retainer for Landscape Design of drainage and erosion issues around Pond #1. Motion was passed.
- Mulching Behind Units: Upon Motion duly made, seconded, and unanimously carried the Board of Directors approved the installation of mulch at the rear and sides of the buildings that were not completed in 2023. Motion was passed. Start date TBD. When date is determined, notices will be sent to HOs.
- Softwash: Upon Motion duly made, seconded, and unanimously carried the BOD approved the contract for National Softwash to power wash all the inside buildings. Motion was passed. Start date to be determined. Once date is determined – notice should go out to HOs advising them of the date and to remove any objects that may be in the way of working on this project.

- Softwash: Upon Motion duly made, seconded, and unanimously carried National Softwash will clean 13 mail stations, surface clean paver retainer walls and surface clean all areas of monument signs at Devon Ave/Bay Drive. Motion was passed. Start date TBD.

ADMINISTRATIVE

- Census Form: Upon Motion duly made, seconded, and unanimously carried, the BOD approved the Park Place of Itasca HOA Census Form for 2024. Motion was passed.

OPEN FORUM

MEETING ADJOURNED

The Open Portion of the Meeting Adjourned at 7:48 PM

EXECUTIVE SESSION

The Board went into Executive Session at 7:50 PM where they discussed Violations, Delinquencies, and Legal Matters. Executive Session adjourned at 8:30 PM

MEETING RECONVENED/MEETING ADJOURNED

Regular Meeting reconvened at 8:33 and adjourned at 8:35 PM.

Marie DelGiorno

March 7, 2024

Signature

Date