

CNA Board Meeting Agenda
Monday January 8 2024
353 Wilson Street
6:00 PM

Attendance: Pete McKenny, Paul Rippeth, Denny Smith, Meghan Zeranski
Paul began the meeting at 6:00 P.M.

TREASURER'S REPORT

Review January 2024 Financial Report

- Checking \$42,217.59
- Savings \$8,201.236
- Reserve Funds \$22,443.74
- CD's \$185,000.00

- 128 out of 191 dues received
- Added salary for secretary into 2024 budget
- Lumped some costs together for admin listed as \$600 for this years proposed budget
- Will move reserve study out of checking
- Nothing else was adjusted for 2024 budget
- Discussed sending mailed dues reminder in February, Meghan will send secretary list of unpaid to send an email reminder out at the end of January

COMMON AREA REPORT AND CONCERNS

Lawn Contract

- Board agrees to have Meghan get some bids
- Will adjust contract for specifics on leaf removal, # and dates of mowing and where etc

COVENANT VIOLATIONS TEAM REPORT

Update on current or new violations.

- Ongoing

REVIEW ACTION ITEMS

- Meghan will get Lawn care bid

OLD BUSINESS

Reconstruction of Pier 7

- The Board has not heard back from Dominion and will reach out.
- Discussed pier shape options, maybe an L or slant, Denny will look into these options.

Reserve study

- Paul will replace caps
- The Board will review Reserve study and see what else needs completed, more to come next month

NEW BUSINESS

None

MEMBER COMMENTS AND QUESTIONS

- Pickle ball court- tabled until next meeting

Listen to concerns, questions, or suggestions from attending lot owners/residents.

Paul motioned to adjourn. Denny and Meghan seconded the motion. The meeting adjourned at 6:45P.M.

Approved by email: Jim Howard, Pete McKenny, Paul Rippeth, Denny Smith, Meghan Zeranski