

MINUTES OF THE BOARD OF DIRECTORS MEETING
SOUTH RIDING PROPRIETARY
May 7, 2020 6:00 pm

A meeting of the South Riding Proprietary Board of Directors was convened via video conference on this day.

ATTENDEES:

Gary Smith, President
Karen MacDowell, Vice President
Kevin Ubelhart, Treasurer
Michael Hardin, Secretary
Kip Lowe, Director
Pat Himes, Director
Steve Pasquale, Director

MANAGEMENT PRESENT:

Wendy Taylor, PCAM, LSM, General Manager
Christine Bean, Director of Administration
Kristi Felouzis, Director of Community Standards

OTHERS PRESENT:

Various Residents

ABSENT:

Steve Larkin, Director

Note: unanimous votes exclude absent Board members

CALL TO ORDER

Mr. Smith called the meeting to order at 6:04 pm.

EXECUTIVE SESSION

Michael Hardin **MOVED**, and Karen MacDowll **SECONDED** to adjourn Open Session and convene into Executive Session at 6:05 pm to discuss owner obligation, covenants matter, contracts, and matters related to attorney/client privilege and personnel.

The motion **PASSED** unanimously.

Michael Hardin **MOVED**, and Karen MacDowell **SECONDED** to adjourn Executive Session and convene into Open Session at 6:57 pm.

The motion **PASSED** unanimously.

OPEN SESSION

MATTERS FOR BOARD DECISION

Meeting Minutes

Michael Hardin **MOVED**, and Karen MacDowell **SECONDED** to approve the minutes from the March 5, 2020 meeting as presented. The motion PASSED unanimously.

Executive Session Items

Kevin Ubelhart **MOVED**, and Karen MacDowell **SECONDED** to approve a waiver of fees with regards to Action Item 6.1 as discussed in Executive Session. The motion PASSED unanimously.

Kevin Ubelhart **MOVED**, and Karen MacDowell **SECONDED** to approve a waiver of fees with regards to Action Item 6.2 as discussed in Executive Session. The motion PASSED unanimously.

Kevin Ubelhart **MOVED**, and Karen MacDowell **SECONDED** to approve a deferment plan with regards to Action Item 6.3 as discussed in Executive Session. The motion PASSED unanimously.

Open Session Items

Kevin Ubelhart **MOVED**, and Michael Hardin **SECONDED** to approve the trash contract as presented. The motion PASSED unanimously.

Steve Pasquale **MOVED**, and Pat Himes **SECONDED** to reappoint Renee Jaffe, Mark Pontello, Paul Paolizzi and Norm Soles to the Community Standards Committee for a one-year term. The motion PASSED unanimously.

Kevin Ubelhart **MOVED**, and Pat Himes **SECONDED** to reappoint Allison Stern to the Budget & Finance Committee. The motion PASSED unanimously.

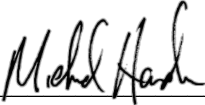
MANAGEMENT/DEPARTMENT REPORT

Ms. Taylor provided and reviewed with the Board, her written Management and Department Reports.

ADJOURN

Karen MacDowell **MOVED**, and Pat Himes **SECONDED** to adjourn at 7:45pm.
The motion **PASSED** unanimously.

Respectfully Submitted by Wendy W. Taylor

Signed:  Date Approved: 04June2020
Michael Hardin, Secretary