

**SPRINGFIELD PARK PLACE CONDOMINIUM
ASSOCIATION, INC.**
*Open Meeting Minutes
June 21st, 2023
7:00 PM in the Clubhouse*

Members in Attendance:

Mark Stanziale, President
Bobbee Mulvee, Vice President
Vacant, Treasurer
Vincent Gilstrap, Secretary
Michelle Harkavy Trustee (Absent)
Kamilah Alexander, Community Manager
Jeff Diehl, Superintendent
David Merrit, Guest (Attorney -McGovern Legal Services)

Residents in attendance- Approximately 16 residents

I. Call to Order – 7:01 PM

II. Management Report

- DCA Updates – Violations list received, informed residents fines will follow after 2nd inspection attempt, if repairs are not corrected.

III. Approval Of Meeting Minutes

- Approval of meeting minutes held on Marched 15th, 2023 (Motioned to approve By Mark Stanziale, 2nd by Vinny Gilstrap, all in favor; Michelle absent)

IV. Legal:

- Bylaw amendments - (Electronic Notices, Attorney fee and other cost chargeback violations, Explicit authority for Board rulemaking power on conduct inside units impacting other units and or/common elements, Chargeback for DCA fines for 5-year inspection issues that owners fail to remedy, Proper appointment insurance deductibles) Motion by Mark to approve Stanziale, 2nd by Bobbee Mulvee all in favor (Michelle Harkavy -absent)

V. Pool Cabanas :

- Purchase and install (5) pool cabanas summer 2023 in the amount \$7,400. Motion to Approve Mark Stanziale, 2nd by Vinny Gilstrap all in favor (Michelle Harkavy Absent)

VI. 2023 Projects Update:

- 2023 Deck Replacement project 80% percent complete. Drainage & Concrete work now complete.

VII. Adjournment

- Meeting adjourned at 8:01pm

Respectfully submitted by Kamilah Alexander, FirstService Residential