

**SOUTH HAMPTON PROPERTY OWNERS ASSOCIATION, INC.**

**MEETING OF THE BOARD OF DIRECTORS**

**Monday, January 6, 2020**

**MINUTES**

Pursuant to call, the meeting of the Board of Directors of the South Hampton Property Owners Association, Inc. was held on January 6, 2020, commencing at 5:00 PM by phone.

- **Opening Comments**

President Dave Puckett opened the meeting and thanked everyone for attending. Board Members present by phone: Dave Puckett, Don Matheson, Susan Leinenweber, Bill Long and Stephanie Baron.

Representing LITUS\* To Let, Inc.: Chris Millar.

It was noted that Dave Puckett would serve as Chairman of the meeting and LITUS\* To Let would serve as Recording Secretary.

- **Waiver of Notice**

It was noted that as the meeting had been scheduled by email. Upon a motion made, seconded and approved; it was:

**MOVED; that the notice of the meeting be waived, as the meeting had been scheduled by email.**

- **Special Meeting –**

The special meeting for the Board of Directors for South Hampton POA is to discuss several items concerning projects going on now and starting in the future.

Don Matheson discussed there was an issue on the North-East corner of the building where several panels of the building fell off the corner. The repair was extensive and involved 15 floors. Don stated Tribune has examined all areas of the building for other issues. Upon a motion duly made by Don Matheson, seconded by Bill Long and approved; it was:

**MOVED; To approve the repair the corner of the building for a cost of \$136,350.00 to Tribune Holdings, LLC.**

Dave Puckett discussed the removal of the storm shutters. The Board discussed the owners who are not removing the shutters which presents an issue with the warranty and the sealing of the building. The Board directed Chris to send a registered letter to the four owners of the shutters with a deadline as to when the shutters must be removed. The units are 1209; 1502; 1609; and 1610. Any additional cost for the

waterproofing project due to a delay from the shutters will be charged to the owners of the shutters. Upon a motion duly made by Bill Long, seconded by Susan Leinenweber and approved; it was:

**MOVED; To give notice to four homeowners who have storm shutters in place to have them removed by Friday, January 17, 2020. If not removed the Board will have the shutters removed and charge the owners the cost. Any additional cost to the eater proofing project from the owners with shutters will charged back the fees.**

Don discussed another major issue is with owners not removing the balcony furniture. And then other owners are putting the furniture back out on the balconies when the balconies are not ready. All owners should have their furniture removed off the balconies and replaced only after the balconies and railings have been completed. Upon a motion duly made by Bill Long, seconded by Susan Leinenweber and approved; it was:

**MOVED; To charge any owner whose balcony furniture is on the balcony a fee to have the furniture removed as to not cause a delay in the waterproofing project.**

Don reported a two foot section of deck in the 10 stack fell off during the project. It did expose a section of post tension wiring but it did not cause the wiring to snap. He does not have the cost yet for this additional repair.

Don reported the pipes going to and coming from the cooling tower is being finalized and should start late January or first of February. Additional information will be passed on the Board and owners when it is available.

- **Adjournment**

There being no further business to come before the Board, a motion was duly made by Stephanie Baron, seconded by Susan Leinenweber and approved; it was:

**MOVED; that the Board meeting of South Hampton Property Owners Association, Inc. be adjourned.**

Meeting Commenced: 5:00 PM  
Meeting Adjourned: 5:50 PM

Submitted by:

---

Dave Puckett, President HOA

---

Lynn Y. Edmonds, Acting Secretary