

Rittenhouse Condo Board Meeting Minutes February 16, 2022

- Attendance: President Steve Donnell, Vice President Pam Kilgus, Treasurer Mark Green, Secretary Becky Price, Members Chris Harrigan, Becky Garrity, Julie Flay, Lisa McClanahan, Case Bowen Account Manager Kathi Horvath. Absent: Kate Hicks.
- Minutes from January Meeting motion to accept by Steve, 2nd by Julie, approved by board, will be filed for audit.
- Financials approved and will be filled for audit. Liabilities & Equity Balance end January 2022 = \$760,655.51.
- Delinquencies – end January 2022 balance was \$8,199.35, but with recent payments received revised end balance is \$6,679.35. One unit in foreclosure, one unit is being registered with a lien.
- Resale – unit at 5111 Sansom sold for \$192k; unit at 5123 Ranstead sold for \$165k (Ohio House Partners – flipping)
- Violations – vehicles not all up to date on getting their RHS vehicle tags; parking issues of vehicles rotating in/out of visitor parking spots, lengthy parking in front of clubhouse.
- Maintenance – breaks in weather allowing for catch up repairs on gutters, downspouts from ice damming; one unit has ice cables to be checked by electrician that newer and older sets are working correctly.

Respectfully submitted,

Becky Price, secretary