

**BLOOMFIELD CLUB III HOMEOWNERS ASSOCIATION**  
**MONTHLY MEETING**  
**June 26, 2018**

**Officers**

Toni Buhrke-President  
Dan Dicken – Vice President  
Donna Gibbons – Treasurer  
Jan Bedard – Secretary  
Terri Garner - Director

**Call to Order**

Dan Dicken called the BCIII Homeowners Association Board Meeting to order at 7:00 pm on Tuesday, June 2018.

**In Attendance**

Dan Dicken, Jan Bedard, Donna Gibbons, Terri Garner of the BCIII Homeowners Association Board and Scott Adler representing EPI Management Company. Toni Buhrke was absent.

**Homeowners Open Forum (open 7:01pm)**

323 Wentworth – Lawler reported that Lange Home Exteriors came out to check his gutters and is coming back as there is still a concern. Bill Lang commented that an additional downspout may be required.

Open Forum closed at 7.03 p.m.

**Approval of Minutes**

Donna made a motion to approve the May 2018 minutes, Terri seconded;  
Minutes were approved.

**Treasurers Report**

Donna presented the Treasurer's Report. Jan made a motion to approve the Treasurer's Report as presented, Terri seconded, Treasurers Report approved.

**Recreation Board Liaison Report**

Jan reported that the BCRA is removing the two dead trees at the back entrance on Butterfield and that the fence repair which keeps getting delayed due to the weather should start as soon as BC2 is completed.

**Management Report**

**II. Operating**

**A.** Foundation Concerns and Drainage/Downspout issues – The Waldman Engineering proposal was corrected, and the inspection will take place and hopefully provide the solution to correct the problem. Donna inquired if Scott has had good experience with Waldman in the past and Scott responded that yes, they have solved stabilization issues for other EPI properties.

**B.** Siding Deterioration – Management reported that the previous bidders had declined to bid so that we currently have only one bid. Management recommended go out for rebid and that we table until we

get new bids and until we know about other units so that the proposal can be all inclusive. The board agreed to table until more information is obtained.

**C. Tuckpointing** – Management reported that the tuckpointing repairs are scheduled with Soumar Restoration and work should begin soon.

**D. Exterior Painting** – Management reported that SMS began pressure washing of the buildings on June 19<sup>th</sup>. Due to weather painting has not begun, but hopefully will start soon.

**E. Fence Repairs/Replacement** – Management informed the Board that SMS is to start the fence repairs once they complete the work in BC2. Due to weather delays, the contractor cannot provide an estimated start date.

**F. Roof Issues** – Management reported that Lang Home Exteriors has succeeded in having Owen Corning agree to all costs (material, labor, and disposal) for the replacement of the roof on Bloomfield Parkways that has the cracked shingles. Only the permit cost has not been agreed to and BC3 may need to cover the permit cost. The Board approved moving forward with the replacement with all but permit cost being covered by Owens Corning.

**G. Exterior Modification Requests:**  
All were approved.

**Misc. Correspondence**

None

**New Business** - None

**Old Business** – None

**The May 2018 Bloomfield Club III Homeowners Association adjourned at 7:31 p.m.**