

Minutes
WHQ Monthly Board Meeting
April 18, 2023
7:30 pm

Attendees:

Carlos (CP)
Greg (GN)
Jason (JG)
Phyllis (PF)
Elizabeth (ES from FMG)
Donn Gerelli (insurance broker)

Absent:

Len (LC)
Ken (KC)
Jon (JB)

Action Items are highlighted in yellow

- A. Minutes had been approved previously and have been posted on the WHQ website.
- B. Insurance
 - a. The Board voted to approve the insurance renewal for WHQ.
 - i. Condo Association premium is \$33,672 with Phila. Insurance.
 - ii. Directors and Officers premium is \$2811 with Chubb.
 - iii. Umbrella premium is \$5237 with Greenwich.
 - b. WHQ will now also have a workmen's compensation policy to protect the Association. This is a NYS requirement for workers coming on the property.
- C. Financials
 - a. CP requested that financials from FMG be submitted to him in a timely fashion; he needs to have all the months listed to keep abreast of all year to date expenses. ES will discuss this with Dawn (FMG) to make sure this is done.
- D. Electrical upgrade
 - a. Wayne Electrical will provide a proposal for repairing 3 inoperable light poles. ES will handle this.
- E. Gutter proposal
 - a. ES will continue to work on proposals for gutter cleaning.
- F. Handyman
 - a. ES and the Board will look to employ a properly insured handyman to do work around the complex (e.g., fence repair, etc.).

G. Fallen tree on aqueduct leaning on WHQ property

- a. ES will speak with the responsible party (NYS) to have the hazardous fallen tree removed from the aqueduct.

May Board Meeting

May 16, 2023

7:30 pm