

HIGHLANDS COOPERATIVE ASSOCIATION

Open Minutes

October 19, 2020

Board Members Present: Ellena, Heist, James, Moles, Ramon

Board Member Absent:

Management Present: Miller, Sinicropi

Meeting called to order at 7:16 p.m. (Meeting conducted through Zoom.)

Management Report - Agenda Items

Open Minutes

Ellena moved to accept the minutes from the February 17, 2020 meeting as written. James seconded.

Motion Carried 5-0.

Open Minutes

Ellena moved to accept the minutes from the September 21, 2020 meeting as written. Ramon seconded.

Motion Carried 5-0.

Cameras

A big discussion was had on allowing Members to install cameras on the outside of the buildings. Management to discuss with maintenance staff on how we would allow Members to install cameras on with buildings without causing damage to the siding or brick. Miller to work on a policy for the Board to review at the next meeting. Tabled until next meeting.

Management to look into ADT for parking lot camera systems.

Evergreen Tree Removals

Heist moved to accept the bid of \$5,615 from Ayles Tree Service to remove 27 Spruce and 2 Maple trees on the property. All debris will be removed and chips left on site. Stumps to be ground and grinding left on site. Ellena seconded. Motion Carried 5-0.

Website

The website has gone live and we encourage Members to visit the website and give us their opinion. The open meeting minutes will be added soon. Updates have been added, as needed. There have been many responses to the “Contact Us” feature.

Office Hours

By consensus, the Board approved changing the Office hours to 7:00 a.m. to 4:30 p.m. year round. Accommodations will be made for Members needing to conduct business after 4:30 p.m. Consensus 5-0.

Lansing Police Department, Neighborhood Coordinating Police Officer

Officer Gino Tocco is our contact person for addressing issues in the area. His business card will be published with the calendar each month. He is encouraging Members to contact him if they have any concerns.

Hard-wiring of the porch lights

The Board would like to consider communicating with the Membership encouraging them to turn on their front and back porch lights. The BWL estimates the annual cost will average \$15-\$20. Also discussed, was surveying the Members to see how many would want to have the porch lights hard-wired to stay on.

Member Concerns

None.

Old Business

None.

New Business

Sinicropi informed the Members in attendance that we are refinancing the mortgage due to the low interest rates. The interest rate on the current mortgage is 5.59% and the new mortgage rate should be around 3.25% depending on the rate when the new mortgage is finalized.

Adjourned at 8:38 p.m.

Respectfully Submitted,

Mary P. Heist, Secretary, Board of Directors
Highlands Cooperative Association