

MARYLAND MUTUAL NUMBER TEN, INC. BOARD OF DIRECTORS REGULAR MEETING

Thursday, March 25, 2021 – 9:30 am

A regular meeting of the Board of Directors of Maryland Mutual Number Ten, Inc. was held via Zoom Conference.

Resolutions: #21-5-10

Members Present: Peggy Salazar, President; Leroy Salazar, Vice President; Susan Ascencio, Treasurer; Dotty VanScoyoc, Director; Cathy Kyle, Director; Christine Petersen, Director, Paul Eisenhaur, Secretary.

Members Absent:

Management: Kenia Ibanez, Mutual Assistant and Shanti Martin, Mutual Assistant
Crystal Castillo, Assistant General Manager

Visitors: Bob Morrisson, Sue Morrisson, Bob Namovicz, Sim Shanks

1. **Call to Order**- Ms. Salazar called the meeting to order at 9:35 am
2. **General Manager** – Crystal Castillo presented the March General Manager’s report.
3. **Approval of Agenda**- Agenda was approved as presented.
4. **Approval of Minutes** – The Minutes of February 25, 2021 were approved as amended.
5. **President Comments**- Ms. Salazar’s report included: (1) Thanked Sue Morrison for taking over the tidings.
6. **Treasurer’s Report**- Ms. Ascencio’s report included: (1) Reported the year-end report income: \$1,077,000, expenses \$207,000. Variance from budget is \$1,000, the reserve balance as of the end of February is \$858,000.00.

A. **Invoices**: After discussion, upon motion duly made and seconded, the Board agreed:

To approve payment of **\$90.00 to PPD Invoice #189515** snaked Master Bath sink drain with “15” of cable.

To approve the payment of **\$391.76 to PPD Invoice #188061** Replaced main shut off valves.

To approve payment of **\$330.00 to Paul Russell Figgins Jr.** Supplied all labor materials to repair BR ceiling areas.

To approve payment of **\$330.00 to Paul Russell Figgins Jr.** Supplied all labor materials to repair living room ceiling and one wall in the living room.

To approve payment of **\$310.00 to Paul Russell Figgins Jr.** Supplied all labor materials to repair dining room area.

To approve the payment of **\$13,560.00 to J&M Construction Solutions LLC Invoice #1961** Shingle roof large A-line and sheathing replaced.

To approve the payment of **\$150.00 to J&M Construction Solutions LLC Invoice #1977** repaired active leak and performed roof inspection.

To approve the payment of **\$100.00 to J&M Construction Solutions LLC Invoice #1982** resealed hole in roof caused by tree limb.

To approve the payment of **\$14,136.00 to J&M Construction Solutions LLC Invoice #1984** Shingle roof as per proposal sheathing replaced.

To approve the payment of **\$1,350.00 to Gross Mendelsohn Invoice #383323** audit of financial statements and tax return preparation.

To approve the payment of **\$780.00 to PPD Invoice #189583** Sewer cleaning.

RESOLUTION #21-05, 3/25/2021

B. **Insurance Claims:**

1. After discussion, upon motion duly made and seconded, the Board agreed to pay the reimbursement to LW for the claim on Mr. Kayal's unit at 14501 Elmhan.

RESOLUTION #21-06, 3/25/2021

2. After discussion, upon motion duly made and seconded, the Board agreed to pay the reimbursement to LW for water damage claim for Mr. Kayal's unit at 14501 Elmhan and he will be responsible for paying Mutual 10.

RESOLUTION #21-07, 3/25/2021

3. After discussion, upon motion duly made and seconded, the Board agreed to have the Mutual assistant send a letter to the homeowner requesting reimbursement for the insurance claim for Ms. Griffith at 14703 Lindsey Lane.

RESOLUTION #21-08, 3/25/2021

7. **Correspondence** – No Correspondence to report

8. **Reports - The Board of Directors:**

- A. Mr. Leroy- Still updating for concrete and getting measurements done. Setting up scheduling with Brothers to do the work.
- B. Ms. Dottie-. Nothing to report.
- C. Mr. Paul- Website looks great.
- D. Ms. Kathy- Received 3 new people about being back-ups for delivering the paper.
- E. Ms. Christine- Voiced her concerns about the cost for spraying deer repellent by McFall & Berry – a proposal to all Mutuals. She has been in contact with Aaron and would like a better price for spraying the Rain Garden only. More bushes and flowers will be added to the Rain Garden.

9. **Unfinished Business:** No unfinished business

10. **New Business:**

- A. Upon motion duly made and seconded, the Board agreed to approve the ABM for: 3227 Ludham Drive, Silver Spring MD 20906 (Replacing windows)

Resolution #21-09, 3/25/2021

- B. Christine will come back to the board with a proposal for the deer repellent.
- C. Striping Proposal: After going over the proposals for striping the board agreed to go with American Striping.

Resolution #21-10, 3/25/2021

11. **Open Forum-**

- The board discussed candidate positions: Kenia reported that ballots were mailed out on the 23rd and we have a total of 8 candidates on the ballot. Four positions will be available. We have 2 resignations, but their terms are not up. The board can choose 2 candidates to replace Susan and Leroy.

12. **Next Meeting-** Annual Meeting on Tuesday April 20, 2021 at 12:30p.m.
Regular Board Meeting Thursday, April 22, 2021 at 9:30am

13. **Adjournment-** There being no additional business, the meeting was adjourned at 11:00am.

Paul Eisenhour, Secretary

Peggy Salazar, President