

Bradford Court Condominium
2021 Annual Meeting Minuets
December 7, 2021 6:30 pm

The 2022 Budget was ratified

No nominations for Board Member were received.

Sandy Mattingly will continue as Board Member for the next 3 year term

Open questions:

The Reserve Breakdown was requested and will be added to the Budget Sheets online soon
Also, the professional 2022 Reserve Study will be posted online

We talked about the repairs that have been done over this last year and how the costs have impacted the balance of the reserves. The repairs did reveal that the contractor who suggested we needed to immediately re side the South side of the building could have been in error. The builders that took the old siding off and then put it back on says it has a number of years left in it and there is no need to replace it right now.

We talked about the downspouts needing an update since they were the cause of the damage that we just spent \$40,000.00 fixing. In the meantime, please remember it is your responsibility to make sure your gutters are kept clean so leaves etc. don't clog the downspouts.

Again a reminder there is no daily housekeeping. If you see something that needs to be picked up, Pick it up. If you see the trash needs to be taken care of, Do what you can. If there is damage or if painting needs to be touched up let us know. No on walks the building looking for things to do or fix. We need you to do your part.

Guest parking is a bit better. I still hear that residents are parking regularly in quest parking. No one wants to tow a resident. Please put a note in your vehicle if it is emergent that you park there. If your quest is parking in quest parking a lot remember the rules are 5 nights a month for a guest.


Sandy Mattingly
Board Member, President BCHOA