

CHATHAM House, No. 202, Inc.
Board of Directors
REGULAR Meeting AGENDA

DATE/DAY/TIME: March 19, 2024, Tuesday at 10:00 AM

LOCATION: Town Shores Clubhouse 1st floor Conference Rm, 3210 59th Street S, Gulfport, FL 33707

ZOOM/DIAL-IN: Join Zoom Meeting at
<https://zoom.us/j/92201892541?pwd=V2ZUbnhvL09KNWR4NjJDTVY2amx4UT09>

Meeting ID: **922 0189 2541**

Passcode: **CHATHAM**

1. Roll Call
2. Reading and approval of past minutes of 2.20.24
3. Reports: President/Treasurer
 Vice President(s)
 Secretary
 Director(s)
 Property Manager
 Masters Delegate(s)

 Committees *Formalization as Executive Committees*
 Building
 Landscaping
 Budget Committee (NEW) – needs members
 Disaster Preparedness (NEW) – need members
4. Unfinished Business SIRS
5. New Business SPECTRUM Revenue Share [\$12,600 Chatham]
6. Comment and discussion by unit owners

Three (3) minutes for each unit owner attendee who has signed up in writing (with a BOD member) wishing to speak
SIGN-UP OPPORTUNITY EXPIRES Monday, 3/18 @ 9AM

7. Adjourn
 Next Regular Meeting Tuesday, April 16, 2024 at 10 AM TS Clubhouse 1st floor Conference Room

Chatham Board of Directors

3/1/24 created
3/10/24 updated
3/10/24 posted

CHATHAM Building, No. 202, Inc.
Board of Directors
Regular Meeting
MINUTES

APPROVED

March 19, 2024

4.16.24

At 10:06 AM, President opened the Chatham Regular Board meeting at Town Shores Clubhouse Conference Room

1. Board:

President-Treasurer	Barney Brill	In-Person
Vice President	Ute Swerdloff	In-Person
	Tom Money penny	In-Person
Secretary	Ruta Misiunas	In-Person
Directors	Bob Girard	In-Person
	Lisa Glegg	Absent-without notice
	Gary Simms	In-Person

Attendees:

Property Mngr.	Amy Ringel	In-Person
Masters Delegates	Ken Branch	In-Person
	Michele Lamontia	In-Person

Committees:

Building	Gary Simms	Lucien Swerdloff
Landscape	Ute Swerdloff	Diane Scarbrough

2. Reading of the previous minutes was waived and approved as written 6/0

3. Reports:

President/Treasurer	written report maintained in BOD office
Vice Presidents	written report maintained in BOD office
Secretary	none
Masters Delegate	none
Property Manager	none

4. Committees: Formalization, Function and Membership of Committees which have been formed to assist the Board in our administration of Chatham House No. 202 Inc.

MOTION: All Committees presently functioning and their present membership are hereby formally recognized as "Executive Committees" as an arm of the board. All Committees will have at least one Board member as part of the committee. The President will be an "ex-officio" member of all committees. Additional membership and/or expenditures from a budget item or special assessment may be approved by the Board of Directors upon receiving a request from a committee. New Committees and their membership can be formulated by the Board of Directors as required. Committees can be discontinued by a majority vote of the Board of Directors. Bob motioned, Tom seconded, adopted 6/0.

The committees include:

- a. Building Committee [Gary Simms, Lucien Swerdloff]
- b. Landscape Committee [Ute Swerdloff, Diane Scarbrough]
- c. Budget Committee [Barney Brill, Bob Girard, Tom Money penny]
- d. Disaster/Emergency Preparedness Committees [made request for members]

Reports of Committees:

Financial Wellness Town Shores none

03/21/2024

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MINUTES

APPROVED

4.16.24

Landscape
Building

written report maintained in BOD office
written report maintained in BOD office

Lock Proposal: MOTION to replace all utility and storage door handles and bundle lock sets. Cost estimated at \$1000. Lucien motioned, Bob seconded, adopted 6/0.

5. Unfinished business SIRS preliminary discussion progressing
6. New Business SPECTRUM revenue sharing estimated at \$12,600. Discussion where to place money
 MOTION: Place \$10,000 in reserves with anything over to cover Lock proposal and Ground
 maintenance/supplies.
7. Open unit owner discussion
8. Meeting adjourned by President at 11:05 AM

Ruta Misiunas

Secretary, Chatham Board of Directors