



BOARD OF DIRECTORS MEETING

Zoom Conference Call
Thursday, May 19, 2020 4:30 PM

MINUTES

Owners Comment Period

One Downtown resident questioned if a time frame was set for bidding for 660 Front Street roofs. No time frame is set for CJC.

Call to Order

The meeting was called to order at 4:43 PM by Page Pierce, President. Also in attendance were Directors David Anderson and Diana Vassallo. Representing CCMC was Steve Waring, Executive Director. A quorum of Directors was declared and the meeting, having been properly noticed, was ready to proceed with business.

Adopt Agenda

Page Pierce motioned to adopt the agenda, David Anderson seconded and the motion passed unanimously.

Minutes

Page Pierce motioned to adopt the Minutes of the November 12, 2019 meeting. David Anderson seconded and the motion passed unanimously.

Financial

Steve Waring presented the report; income and expenses are both under budget currently due to the COVID-19 pandemic.

Management

Steve Waring stated that Lexin litigation is still ongoing.

Action Items

1. Page Pierce appointed two temporary TCC employees to the CJC Board. Marty Peawlikowski has retired since the last CJC meeting and Henry Thrash is currently furloughed due to the COVID-19 pandemic. Page has appointed Todd Rimmer and Ashley McGehee as the temporary CJC Board Members.

Page motioned to approve by consent Action Items 2-5. Diana Vassallo seconded and the motion passed unanimously.

2. Motion to ratify the CJC Insurance Renewal for the 2019-2020 policy year through Sihle Insurance in the amount of \$177,255.90 as a CJC Operating Expenditure.



3. Motion to approve the Water Tower repair and painting project by I & E Construction in the amount of \$62,157.00 as a CJC Replacement Reserve Expenditure.
4. Motion to ratify the renewal of the contract with Accela (CeleService) in the amount of \$7,646.31 as a CJC Operating Expenditure.
5. Motion to ratify the purchase of a Server from Dell in the amount of \$12,848.96 as a CJC Operating Expenditure.

Adjournment

There being no further business before the board, the meeting adjourned at 5:04 PM.

Page Pierce, President