

Linden Green Condominium
Association
5426 Valley Green Dr., Wilmington, DE 19808
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COUNCIL MEETING AGENDA-
Tuesday, June 9, 2026, 6:00 to 7:00pm
LGCA Via Zoom

- 1) Call to Order & Attendance -(President – 1 mins)
- 2) Review & Acceptance of Previous Minutes -(Council – 1 mins)
- 3) Monthly Financial Review -(Treasurer – 20 mins)
 - a) Balance Sheet (YTD)
 - b) Profit & Loss (QTD, by Month – Cash Basis)
 - c) Budget vs. Actual (YTD)
 - d) Outstanding Balances, Delinquency & Collections Reports
- 4) Management Report: -(mins)
 - a) Status Updates, Questions, Decisions
- UNFINISHED BUSINESS: -(11 mins)
- 5) Pest Control Updates 2ND st QTR 2026 -(5 mins)
- 6) Pest Control Updates 1ST QTR 2026, were violations charged? -(5 mins)
- 7) Deck update complete 16, 14, 12, 10, 8, 6, 4 and 2 Sandy Brae Completed
- 8) 5412 starts June 8th -(1 mins)
- NEW BUSINESS: -(35 mins)
- 9) Delinquency for June 2026 -(5 mins)
- 10) Unit owner 5426, B3 not responsive to letter/charge a violation for resident not Registering two dogs. -(5 mins)
- 11) Unit owner 5416 C5, send correspondence regarding dog bite and dog running The hallways -(5 mins)
- 12) Engineer to inspection 14 units on Golfview with enclosures/cost \$2,800.00
So, we pay for the inspection or just require all units to remove enclosure at their cost
Or they pay the contractor 800.00 to remove & 1,500 to reinstall. -(10 mins)
- 13) Email blast to all mid-rise residents; going forward residents are to call their Own plumber, hvac, electrician, hvac repairs: resident should notify property Management of the building, the date and time of the service. -(10 mins)
- 14) Owner/Resident Issues: Refunds, Agreements, Repairs -(Council)
- 15) Questions & Suggestions -(All/Floor)

Next Council Meeting: 6:00pm – 7:00 pm, Tuesday, July 14, 2026– LGCA Via Zoom