

LINDEN GREEN CONDOMINIUM COUNCIL MINUTES

Tuesday, May 13, 2025

Via Zoom

Present: Leslee Coppage, President; Fran Hackman, Vice President; Dennis LePere, Treasurer; Pam Delack, Secretary; Debra Hussong, Member; Chris DiMarco, Property Manager; Various members of the Community attended the meeting via Zoom.

The meeting was called to order by Leslee at 6:34 pm.

Previous Council Meeting Minutes were reviewed and accepted. Leslee motioned and Fran second. It was unanimous.

Leslee reviewed the Financials. The Treasurer's report was accepted unanimously.

Fran motioned and Dennis second to roll over the full amount of the May CD into June's CD for a one year renewal.

Leslee motioned and Dennis second to have Las Quality Tree Service remove the large tree in front of 5410 and 5412. The Reserve Study states the tree needs to be removed to prevent further and future damage.

Council unanimously declined 5414 D2 and 5416 C6 requests to remove Pest Control violations for 1Q, for not submitting invoices before the April 15 deadline, as required in the Pest Control Policy.

Leslee motioned and Dennis second to accept the Proposal from American Seaboard to make repairs to the exterior balconies at 5419 Golfview in Stack One. It was unanimous.

Council reconfirmed the Property Manager is to charge a \$100 violation to the five owners of the Town Houses who have not complied with the AL/CO Upgrade, as noted in the February 11 meeting minutes.

Council agreed to wait until the end of the 2Q to see if the unit owner of 5426 D6 pays Delmar for the services performed. This will be readdressed at July's meeting.

The meeting adjourned at 7:51 pm.

The next Council Meeting is June 10, 2025

Minutes prepared by Pam Delack
LGCA Council Secretary

