

Riverwatch Tower Condominium Association
Board of Trustees Special Meeting
MINUTES
09/19/23 - 5:15pm

NAME	EMAIL	PHONE	TERM ENDING	IN ATTENDANCE? (Y/N)
Jason Benedict, Treasurer	jasonbenedict20@gmail.com	614-578-0311	2025	Y
Nick Berry, Trustee	nnberry@aol.com	614-306-2342	2024	N
Ted Bott, Trustee	tbott@wickfieldproperties.com	989-621-8535	2025	Y
Hank Carpenter, Trustee	carpenterhank695@yahoo.com	248-709-0308	2026	Y
Brad Hayosh, Trustee	bhayosh@wickfieldcapital.com	313-920-4631	2025	Y
Jill Schrems, Secretary	admin@brightlinellc.com	216-905-6893	2024	Y
Ja'Nel Siefert, Trustee	tsiefert@columbus.rr.com	614-746-2203	2026	N
Jeff Starman, President	jstarman@wickfieldproperties.com	734-845-6723	2026	Y
Hua Wang, Trustee	huawang091992@gmail.com	614-886-5102	2024	N

Special Meeting to Review Owner Responses from Landmark Proposal

1. Call to Order: Jeff called roll. Present: Brad, Jeff, Hank, Ted, Jill, Jason-at 5:18pm. Absent: Nick, Hua, Ja'Nel. The meeting is called to order at 5:16pm.
2. Jeff: The Landmark proposal has received 186 votes (No - 24 units; Yes -162). We have heard that Eve K. is considering and may propose a counter (17 units). 6-10 respondents said "maybe".
3. We've received word that Dwight has resigned from Ohio Equities. Jeff will speak with their CEO. Heather is doing well. Ohio Equities is still agreeing to provide services to RWT Owners, but JSS will confirm all details with their CEO.
4. How do we now communicate with Landmark & the Owners? A lot of questions we received were about the land, when the sale will take place, etc. A FAQ document will be created. Should we try to reach out to "no" responses? Should we try to call? Yes – need to validate contact info with Ohio Equities' records.
5. We need to know what numbers get people to move. Then we can give guidance. It is non-binding until Landmark issues a purchase agreement.
6. We have bids for window tower & EIFS (~\$700k). This will require either an increase in dues or a special assessment. We also need carpet & lighting (~\$150k). We will need to raise these issues to the Owners.
7. We will have Kaman draft a FAQ document, and we will create a contact plan for Owners who've not responded. Ted will reach out to Lynn (OE accountant) to cross-check contact information.
8. Changing our bank will help us earn interest. Jason will email account information. The Ohio Equities account is with Huntington. We should move the operating account.
9. Upcoming Meeting Schedule: October 10th & December 12th 5:30-7:00pm.
10. Confirm balance of tailgate payment (\$55k). Ted will verify with Ohio Equities' accountant.
11. Jeff will meet with tonight's absent board members separately regarding Landmark.
12. Motion by Brad to adjourn; second by Jason. All in favor; the meeting is adjourned at 5:50pm.

 The foregoing minutes are approved by the Board of Directors on October 10, 2023.
 Jill Schrems, Secretary Jill Schrems Date: 11/21/23

Notes: