

THE ASTORIA PRESIDENT'S NEWSLETTER

HOMEOWNER'S ANNUAL MEETING RECAP - DECEMBER 07, 2021



Letter From The Board President



Hello All,

Well, here we are at the end of another year! It's hard to believe that we are getting ready to welcome 2022 and another Annual Meeting has come and gone. First, I would like to thank everyone who submitted their ballots for the election of the two open board positions. We made quorum for the voting and I want to congratulate Zach Hoffman and Anneka Hackett on their election. I look forward to serving with them again this year. Thanks also to Cato Ealy for

his candidacy – it's always nice to have residents who show interest in the running of the building. While I am thanking people, I also want to thank those who attended the Zoom Annual Meeting call since you made it possible to make quorum in order to hold the meeting.

For those who were unable to attend, here are the highlights of what was accomplished this past year:

- Balcony railings painting project was completed on time
- Dog walk area has new, additional lighting and there have been some bushes planted at the far end that will act as a deterrent to getting access through the fencing
- Pool, garden, fire pit and grill areas have been pressure washed
- New chaise lounges at the pool deck
- New cushions in the garden area

AT A GLANCE

HOA Board Members Re-elected

Zachary Hoffman and Anneka Hackett were re-elected to The Astoria's Residential Board of Directors. Zachary will continue to serve as Treasurer and Anneka as Secretary for the term of two years.

Upcoming Projects for 2022

- Pool resurfacing and hot tub refurbishment
- Conducting a Reserve Study
- Parking garage and fencing repainting
- Tile replacement in elevators and elevator lobbies
- Pool area grill replacement
- Landscape replacement in pool and garden area

Garden Area Update

In the coming weeks, our Landscaper will begin removing the dead and dying hedges around the fire pit. We will, of course, not be replacing anything until spring, so just be aware that things will look a bit barren out there through the winter. Unfortunately, the bushes are too far gone to save.

- Fire pit has been fully refurbished and repaired
- Pool area pergola has been repainted
- Air purifiers were purchased for Fitness and Cardio rooms
- Christmas trees and Menorah replacements were purchased
- Guest Suite enhancements

On the financial side, our operating cash balance went from \$67,000 in 2020 to \$73,000 through November 2021. Our reserve cash balance was \$158,000 for 2020; projected cash balance for 2021 is \$228,000 through November 2021. We will continue to strive for lean operations in order to build operating and reserve cash. For more detailed information on the financials, the reports are available for viewing at any time through your Home Owner Advantage portal.

Our anticipated projects for next year include:

- Pool resurfacing and hot tub refurbishment
- Conducting a Reserve Study
- Parking garage and fencing repainting
- Tile replacement in elevators and elevator lobbies
- Pool area grill replacement
- Landscape replacement in pool and garden area

We are hoping that these projects can be realized. During the meeting, we also had some excellent comments from residents regarding upgrading/replacing equipment in the cardio and fitness rooms and getting some resolution regarding our AV challenges in the common areas. We would love to get input from anyone interested in assisting with any of these projects. Your help and suggestions are more than welcome.

Hope that you are all enjoying the decorations in the lobby and that everyone enjoys a happy, safe and joyous holiday season.

Cheers!

Leslie Gerber-Mann, HOA President



Resident Parking

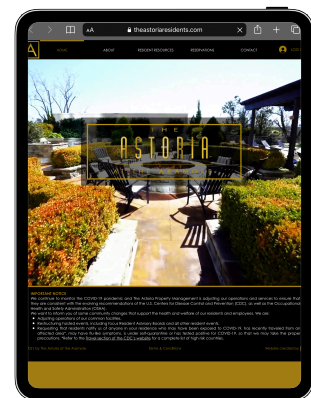
It has come to the attention of the board that some residents have been parking in the wrong spaces. If you are not sure of your garage space number, the concierge has that information at the desk. If you ever have someone parked in your space, please report it to the concierge desk. You may also inquire about a vacant spot to temporarily park in until the situation is resolved.

More Parking Issues



Please be sure that you **DO NOT** park in ANY handicapped space if you do not have a handicap tag or permit, whether inside or outside the gated parking area.

Visit our website!



We are thrilled to see many of our neighbors have signed up and have been utilizing our website - theastoriareidents.com! If you haven't signed up yet, we encourage you to do so today!