

ANNUAL MEETING MINUTES 03-06-13 - PALMA 5 CONDOMINIUM

Attending - Preuett, Sve, Scoggins, Neri, Cook, Keefe
S. Fisher (Resource Property Management
circa 35 owners

Meeting called to order at 1:10. Had quorum of 73 in attendance or by proxy.

Sve reported on status of document changes/updates. Attorney finalizing wording. Will be mailed to all owners for voting. Discussion went on concerning changes particularly requirement for one year waiting period for new owners to rent their unit.

Sve reported on new automatic door opening procedure.

Scoggins reported on lawn maintenance and seasonal status of rye type grass.

Sve reported an updated directory of owners being prepared and requested owners making changes to phone numbers, e mail addresses, etc. advise her.

Cook requested owners experiencing problems with Spectrum document them and give to him for follow up with Spectrum and/or Alliance For Bayway Communities.

Jayson LeBlanc and Rick Jackson from Conex Re-Cycling reviewed our program.

Items That SHOULD BE re-cycled include - newspapers and other paper items.

- plastic bottles without tops
- paperboard such as soft drink boxes
- glass bottles

Items that SHOULD NOT go into re-cycle bins - plastic grocery bags

- Styrofoam
- single use plastic containers and utensils
- clothing

"When In Doubt Throw It Out"

Keefe reported on 2019/20 proposed budget. There will be an approximate 3.6% increase to monthly fees.

Election of Board of Director Members - no election as number of candidates submitting applications same as number of openings.

- Item One - Carry Over Surplus Funds - passed 73-0
- Item Two - Use of Reserve Funds for Catastrophic Event - passed 69-1
- Item Three - Use of Reserve Funds for Unanticipated Special Assessments - passed 60-5

Meeting adjourned at 2:10.

ORGANIZATION & BUDGET APPROVAL MEETING.

Meeting called to order at 2:30.

Officers Elected - President - Preuett (706)
- Vice President - Sve (1008)
- Sect & Treasurer - Keefe (201)

HVAC Systems - On roof and in "rec" room - Fisher (RPM) reported he is awaiting bid proposals from three companies.

Cathodic Protection System - Preuett reported Southern Cathodic Protection will submit a proposal on system check and alternative fixes to possible problems.

Requested RPM to give Board a report on 2018/19 code 2063 Security/Fire Alarm Monitoring expense.

Voted and approved 2019/20 budget.

Meeting adjourned at 2:30.