

# GARDENS I AT WATERSIDE VILLAGE CONDOMINIUM ASSOCIATION, INC.

A Corporation Not for Profit

MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS

November 6, 2019

**DRAFT**

**CALL TO ORDER:** The meeting was called to order at 11:00am by President, Donna Naylor.

**QUORUM:** Present were Donna Naylor, Lyle Hinrichs and Bill Bystry. Also present, Nicole Banks of Sunstate Management.

**PROOF OF NOTICE OF MEETING:** The notice for the meeting was posted and mailed to owners in accordance with the bylaws of the Association and the requirements of Florida Statute 718.

**MINUTES: MOTION** made by Lyle, seconded by Bill to approve the meeting minutes from January 9, 2019. **MOTION** passed unanimously.

## **Presidents Report:**

- No Report.

## **Treasurers Report:**

- Lyle reported from the September 30, 2018 financial statements.

## **Vice Presidents Report:**

- The board has contacted Jeff Garrahan to address the steps. The steps will be power washed and sanded. Then the steps will be primed, caulked and painted. Each step will be painted in its entirety. The total cost is \$2,400. This job will begin the first week in December and it should take 2-3 weeks to complete.

## **Owner Comments:**

- An owner requested that speed bumps be installed on Silver Lake Drive. This request would need to be submitted to the Master Association. Another owner commented that they are not in favor of installing speed bumps.
- An owner reported large items have been dumped at the dumpster area without calling in for a special pick up. Another owner suggested to **mail** to owners a reminder on dumpster pick up procedures with the phone number and remind owners to latch the gates properly.

## **New Business:**

- The board reviewed the 2020 proposed budget.
- **MOTION** made by Donna, seconded by Lyle to approve the 2020 proposed budget as presented. The quarterly dues will be \$875. **MOTION** passed unanimously.
- **MOTION** made by Lyle, seconded by Bill to request the Master Board consider installing speed bump on Silver Lake Drive, near the stop sign in Gardens 1. **MOTION** passed, 2 in favor, 1 opposed.
- **Nicole will contact A to Z Handyman Service to quote the power washing.**
- **A letter was sent to the owner with a bird feeder. Bird feeders are not permitted.**
- The board plans to propose an amendment to the documents to identify an owner installed radon system as being owner responsibility, just like the AC units.

**Next Meeting Date:** Annual Membership Meeting will be Wednesday, January 8, 2020 at 9:30am.

**ADJOURNMENT:** With no further business to discuss, Donna adjourned the meeting at 9:55am.

Respectfully Submitted,

Nicole Banks, CAM Sunstate Management For the Board of Directors