

Gardens of Forest Lakes Condominium Association, Inc.

Board Meeting Minutes

Date: November 14, 2019

Time 7:00 pm

Place: 24701 US Hwy 19 N ~ Suite 102 ~Clearwater, FL 33763

Call meeting to order: 7:06pm

Establish Quorum: Quorum established. In attendance: Janet Sherfey, Cindy Lenok;
John Benincasa, David Shields, Patrick Maddox Ashley Moore Property Mgr.

Minutes:

- Cindy motioned to approve October minutes with corrections. Second by Janet. All in favor.

Treasurer's report:

- Janet requested breakdown of time used for painting by Vladimir and pay that from painting reserves.
- Janet requested monthly legal update of units in collections.

Secretary report:

- David will look for large increase in water bill for 125 Camphor due to water main leak for possible reimbursement.
- Physical count of all streetlights and poles completed. David will contact TECO to get detail of their billing to find out why they are billing GOFL for more than we have on property.

Property Manager report:

- Trash pick up, Add "Acknowledged and Receipt of Payment" agreement when submitting payments to T4.
- Cindy motioned to mulch property for \$6000. Second by Janet. All in favor.
- Contact Attorney for confirmation on refund amount to Association tenant in 140B.

Old Business:

- Janet motioned to approve repair bill for 125H. Second by Cindy. All in favor.

New Business:

- Motion by Janet to appoint Patrick Maddox to board. Second by David. All in favor.
- Motion by Janet to appoint Vanita Hall to be a "Consulting Committee". Second by Cindy. All in favor.
- Motion by Cindy to have Attorney review offer for sale of 139E or suggest next step in eviction process. Second by Janet. All in favor.
- Ask Attorney what is the requirement to sell unit. Do we need homeowner approval and/or offer to sell. And post this on website.
- Motion by Janet to not pay taxes on 140B and to hold tax payment on 139E until we hear back from Attorney. Second by Cindy. All in favor.
- Motion by Janet to use FPAT for Wind Mitigation for \$1700. Second by Cindy. All in favor.
- Motion by Cindy to not put up Christmas lights on property until after Thanksgiving. Second by Janet. All in favor.
- Motion by Janet to purchase a "Congratulations on your baby" check for Ashley in the amount of \$300. Second by David. All in favor.

Meeting adjourned: 10:15 pm Motioned by Janet, second by Cindy. All in favor.