

Gardens of Forest Lakes Condominium Association, Inc.

Board Meeting Minutes

Date: October 24, 2019

Time 7:00 pm

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

Call meeting to order: 7:10pm

Establish Quorum: Quorum established. In attendance: Janet Sherfey, Cindy Lenok; John Benincasa, David Shields, Ashley Moore of Ameri-Tech, Phil Colettis of AmeriTech, Jeff Taylor of Northeast Underwriting

Minutes:

- Janet motioned to approve September minutes. Second by Cindy. All in favor.

Treasurer's report:

- New plants installed
- Get Vladimir to irrigate new plants

Secretary report:

- All malfunctioning streetlights and lampposts have been repaired.
- Will contact TECO for detail on streetlight billing. The number of streetlights on property does not match what TECO is billing us. We need detail on every pole/fixture and David will do a physical count to match up.

Property Manager report:

- Door updates
- Recycling bins

Old Business:

- Door project update: 10 buildings completed.
- Drywall repairs approved.

New Business:

- 140 Hunter Lake Dr: HOA insurance will cover "A" dwelling meaning HOA will cover structure and everything up to the drywall. Remaining items (drywall finishing, cabinets bathroom fixtures, etc) are responsibility of owner at approx \$50 per square foot per Jeff Taylor of Northeast Underwriting.
- Back taxes 140B and 139E: Get a decision on how to pay tax bill.
- Recycle bins: John motioned to make resolution to allow AmeriTech to order exchange recycle bins. Second by Janet. All in favor.
- Water leak 136 Sycamore: Pipes to be repaired for \$2100. Cindy motioned to use Dunedin Plumbing to repair. Second by Janet. All in favor.
- Appraisal bids: John motioned to use FPAT for appraisal. Second Janet. All in favor.
- Phil Colletis introduced himself as the Ameritech Director of Operations and explained that he is spearheading the efforts regarding the fire in building 140. He gave a synopsis of the progress to the Board and the residents in attendance. Phil committed to post weekly updates to the community website to communicate pertinent information and on-going progress as it occurs.

Meeting adjourned: 9:08 pm Motioned by David, second by John. All in favor.