

# SHORELINE TERRACES I CONDOMINIUM ASSOCIATION, INC.

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## BOARD OF DIRECTORS MEETING

DATE: Tuesday, January 18, 2022  
TIME: 2:30 p.m.  
PLACE: Perico Bay Clubhouse

### MINUTES

**Call to Order:** The meeting was called to order at 2:35pm.

**Proof of Meeting Notice:** Proof of notice was provided in accordance with FL ST 718 and the association's documents.

**Establish a Quorum:** A quorum was established with the following members present; Pauline Fleischer, Dave Crowley, Brad Wagner, Terri Benoit, and Vin Kaminski.

**Review and Approve Minutes from 11/16/2021 MOTION** made by Dave seconded by Brad to approve as presented. MOTION passed unanimously.

**Review and Accept Financial Reports:** Dave reported from the December 31, 2021, year-end financial statements. The 821 / 822 expenses are marked as billable and will be collected. This will offset the 2021 deficit. **MOTION** made by Pauline, seconded by Brad to accept the report was presented. MOTION passed unanimously.

#### Unfinished Business

- **Landscaping / Mulch:** Brightview submitted two proposals. The \$2,900 included full mulch and labor. A revised proposal was submitted for partial mulch (front and sides only) for \$1,800. **MOTION** made by Pauline, seconded by Dave to approve the \$1,800 proposal as presented. MOTION passed unanimously.
  - Tree will be removed near 835.
  - Irrigation sprinkler inspection for A and B was completed. Building C will be completed soon.
  - Tree near 801 will be reviewed and removal discussed.
- **Florida State Roofing roof inspection:** scheduled for 1/20/22.
- **Arthur from Boyd insurance quote:** pending.
- **Electrical outlets in Carport C 825 to 835:** They do work at night. Perhaps it is linked to the light sensor. Previously this was reviewed and determined to be cost prohibitive to have the outlets working. Electrical use, options and liability were discussed. No action at this time.
- **Newsletter:** Vin has the lead. Dave will submit information on 2022 budget and landscaping plan.
- **Meeting with Bob Turner and Gary Conelly on pool expenses and payments:** pending.
- **Pool electric bill:** the bill increased by nearly \$100 per month. This is likely due to heating the pool and spa.
- **Reimbursement for repairs to 821/822:** to be billed to owners. Sunstate will obtain the breakdown invoice from Sundance. Sunstate will follow up with the attorney for directive. The board unanimously approved these actions.
- **Two more recycling bins:** pending.

#### New Business

- The Boardwalk committee is going to replace splitting board on the east side of the Audubon Bridge: underway. SLT1 will submit a request to the master board to cover the costs since all PBC residents utilize this bridge.
- Storage closet Vinny is working with Jonathan on this: pending.
- Timely submissions of paperwork on renters and guests: reminder to all.
- **Maintenance Log:** Add to monthly agenda.
- **Insurance:** Building A premium renewal was sent to the Board (effective 2/27/22). There was a savings of \$1,000. It is unclear if B & C will also reflect this savings. B expires in October; C expires in November. The board unanimously approved the appraisal as required every 3 years.
- **Bike racks:** Sunstate will send the board a list of registered bikes.

**Next Meeting:** February 15<sup>th</sup> at 2:30pm at PBC Clubhouse

**Adjournment:** With no further business to discuss, the meeting adjourned at 3:54pm.