

MINUTES

BELLAIR CONDOMINIUM ASSOCIATION, INC.

BOARD MEETING Wednesday, February 15, 2017

- I. **Certifying Quorum – Roll Call – Call to Order:** Board members present by verbal roll call were: Jimmy Kirk – President, Robert Crawford – Treasurer, Rick Constantino – Vice President, Margaret Symonds – Secretary, William Lyon – Director.
- II. A Board Quorum was established therefore the meeting was officially called to order at 10:00 a.m.
- III. Proof of notice of the meeting was provided. There are no unapproved minutes.
- IV. Old Business.
 - A. Discussion of time frame for hurricane damage repairs. Two weeks.
 - B. Arrangements for Parkin Markin to seal coat and restripe parking lot have been made. A date to be determined.
 - C. Motion to continue to use condo association owned garage for bulk pickup storage passed.
- V. New Business
 - A. Dave's Pest Control has been hired.
 - B. Discussion on condo association's responsibility for repairs on a unit.
 - C. Manager to send letter Florida Power and Light to repair their faulty equipment.
 - D. Maintenance issues should be given in writing to office manager.
 - E. No changes to rule regarding car washing.

- F. Research to be done on possible rule changes regarding updating water heaters and windows, keeping electric on in unoccupied units as a health risk prevention.
- G. Motion to hire another part-time maintenance employee deferred to next meeting.
- H. Bob Crawford made a motion to have manager post updates in the elevator.
- I. Independent insurance adjuster has been hired to resolve issues with current insurance company regarding garage roofs.
- J. In order to better serve our owners the Board members will be taking a Board certification class.
- K. Owners of bikes in the bike room (off the laundry room) should notify manager. Any unclaimed bikes will be donated.

Next meeting is March 15, 2017 at 10:00 a.m.

Robert Crawford made the motion to adjourn the meeting. Jimmy Kirk seconded the motion.



Respectfully submitted by Maggie Symonds,
Bellair Condo Board Secretary.