

MEETING MINUTES PTA



DATE:

6/23/2023

TIME:

7:00PM

FACILITATOR:

Frank DeMaria

IN ATTENDANCE

Frank, Curt, Troy, Mike and Beverly. Teri was absent, approved. There were also 4-5 condo owners also present on zoom and were able to speak and listen. Frank welcomed them to our meeting.

APPROVAL OF MINUTES

The meeting minutes from June meeting were not available Beverly found the May meeting notes and read them to all.

FRANK CALLED THE MEETING TO ORDER AT 7:05PM

Frank explained that the meeting was called to confirm the expenditures we approved in May were still going to be approved and acted upon. He reviewed the 3 main expenditures as the elevator modernization @ approx. \$130,000, the 3 pool heaters @ approx. \$15-20,000 total, and the Milestone Engineering study @approx \$10,000

Frank explained we are forced into these expenditures by the new laws of the state of Florida.

Elite elevator was on the call. He gave us an explanation of the scope of work to completely upgrade both our elevators. Plus outside electrical costs by others of over \$10K. And plus approx. \$30K to modernize the inside of the car to look new.

A significant discussion ensued among the owners asking questions about these costs.

Discussion re: DLM upgrade vs complete upgrade.

The ability of the owners to pay an assessment was discussed.

There was a request to change the approvals the board voted on unanimously in the May meeting. Discussion ensued by owners and board members.

Mike did not ask to change or amend the votes of the May meeting.

Curt reminded the board of previous assessments in the past for a new roof. The cost was amortized over several years to make it easier for the owners to pay.

Curt suggested that we approve enough money to get the deposit[s] paid for the Elevator upgrades in 2023 and pay the balance in 2024.

After more discussion the board agreed to an assessment of about \$2000 per unit in 2022. To pay for the deposit[s] for the elevators, the new pool heaters and the Milestone study.

An owner reminded us we need to hire a maintenance person. Beverly reminded us the cost is about \$500 per week. Frank promised that the board will continue to work on this important issue.

BOARD VOTES.

Mike made the motion to assess \$2000 now per unit for the costs above in 2023.

Curt second and the motion approved 4-0

Beverly reminded us we have a quote from Elite to replace the other sump pump.

Troy made the motion to approve, Curt second, and the motion was approved for the amount of \$975

Beverly explained that another meeting is required in 14 days to announce the assessment. She needs a week to draw up the letter.

NEXT MEETING

Beverly suggested that meeting should be held on Wednesday July 19th. Frank agreed and said 7PM.

Frank adjourned the meeting at 8:45 pm.

COMMITTEE REPORTS

