

Draft Minutes of the April 9 2015 Board of Director's Meeting for Strandview Tower Condominium

1) Call to Order; Establish a Quorum, Proof of Posting: Meeting called to order by Vic at 9am. Quorum established with 5 BoD members present; posted as required by law. Present from Walker Property Management: Joe Walker, Mgr.; Sherry Walker, CAM; Mgr

2) Approval of February 12 and March 12 minutes: Al made a motion to accept February minutes as corrected (Braces to Brace); Brace seconded; passed; Al made a motion to accept the March minutes, Vic seconded; passed

3) Manager's Report: Joe W.:

-Expect report from engineer next week

-Information on turtle lights: Florida Fish and Wild life enforce the laws, Laws are created by the state for endangered species; the maximum watt for a yellow bulb can be 50 watts. In the garage at Strandview they are 25 watt. The maximum watts for regular bulbs are 40 watt; Turtle time is the volunteer agency that reports to the state, etc.

-Tri City has reported black algae spots in the deep end; the cost to fix is \$350 and requires closing the pool for 3 days; no action taken

-Roof will be cleaned next Friday

-Thyssen Krupp has been continuously contacted regarding the door repair

-Pool probes are ok at this point

-Ben requested that the sand be a foot lower next to the wall. Joe to give the beach raker's number to Ben and Ben's number to the beach raker to discuss directly

4) President's Report: Vic B: Thanked both Brace and Rick Wilson

5) Treasurer's Report: Al B: Operating account as of 3/31 is at \$67,500.

6) Old Business:

a) Reconsideration of the beach raking decision made in the March BoD meeting; Discussion regarding the beach raking ensued. Ben to speak with the beach raker; Al made a motion to table the beach raking and place on old business in future meeting; Ben seconded; passed

BoD luncheon: discussion took place. Ben made a motion to have the luncheon; Pete seconded; 3 in favor; Al opposed; Vic abstained; no volunteer to coordinate luncheon

Questions regarding cleaning contract; Vic appointed Brace as chair of the committee to look at services, etc. Jim and Beth to serve on the committee; report next meeting

7) New Business:

a) **Painting Project Committee: Ben;** at a standstill. Next step is the engineer's report. Need this to move forward. The permits may take up to a month to secure. There is \$69,000 in reserves for painting. Vic made a motion to authorize Ben to approve a vendor; Brace seconded; passed. Possible assessment of \$1500 required to complete painting project with all issues. April 30th will have meeting to address possible non emergency assessment.

b) **Begin planning of summer season:** tabled until next meeting

7) Adjournment: Brace made a motion to adjourn; Pete seconded; passed. Meeting adjourned at 10am.