

LAKESIDE OF CHARLOTTE COUNTY CONDO ASSOC. INC.
BOARD OF DIRECTORS MEETING MINUTES
December 10, 2020

CALL TO ORDER AND ROLL CALL: The Lakeside of Charlotte County Board of Directors Meeting was called to order at 1:35 p.m. by Catherine Curley. A quorum of the Board was established by the following Board Members present in person or via speakerphone: Catherine Curley, Trudy Dell'Orto, Carolyn Hummel, Richard Bielawiec and Paul Przytulski. Also present was Brenda Binder and Richard Cain from 1st Choice Condo Management.

READING OR WAIVER OF READING AND APPROVAL OF THE UNAPPROVED MINUTES: A motion to approve the September 16, 2020 was made by Paul and seconded by Trudy. All in favor, motion carried.

UNFINISHED BUSINESS: None at this time.

NEW BUSINESS:

- A. Budget** – There was discussion about budgeting for the roofs in 2021. Rich reviewed the proposed budgeting for the Reserves with the Board. There was discussion about the Reserve Analysis. After some discussion, a motion to approve the proposed budget at \$580 a quarter was made by Paul and seconded by Catherine. All in favor, motion carried.

- B. Roofs** – Brenda stated that we have prices that are from \$157,500 to \$221,000 to do the 8 plus the clubhouse roofs. Brenda stated that the general consensus has been to do the pool house roof first and then do the other as soon as we get an answer from insurance. Brenda stated that she has four proposals. She would like to see if Galloway roofing will offer an extended warranty. A motion to get the clubhouse done now for \$9,100 by Galloway and to table the remaining roofs for litigation was made by Catherine and seconded by Rich. All in favor, motion carried.

- C. Annual Meeting** – The annual meeting date was set for February 13th, 2021. There was discussion about proxies and trying to get a quorum. A motion to rent the gym at First Alliance Family Life Center for the annual meeting was made by Catherine and seconded by Trudy. All in favor, motion carried.

ADJOURNMENT: There being no further business before the Board of Directors, a motion to adjourn was made by Catherine and seconded by Paul. All in favor, motion carried. The meeting was adjourned 2:43 p.m.

Respectfully Submitted,
Richard Bielawiec, Secretary
Lakeside at Charlotte County