

Perico Bay Village Condominium Association, Inc.

Meeting Minutes
Meeting of the Board of Directors
April 27, 2021
4:00 p.m.

1) The meeting of the Board of Directors of Perico Bay Villages Condominium Association, Inc., a Florida Corporation Not for Profit, was held at the Perico Bay Clubhouse and by teleconference on Tuesday April 27, 2021 at 4:00 p.m.

2) The meeting was called to order by Joe Hughes, board President, who chaired the meeting. Also in attendance were Board Members Pete Tyree, Cathey Bowers, Annie Day & Ann Hester. Jeff Richardson with ResCom Management also was present.

3) Joe Hughes announced that all board members had been notified and the notice was properly posted on the community property. A quorum was present.

4) Approval of prior meeting minutes.

Motion by Annie Day to approve the meeting minutes from March 30, 2021 and seconded by Pete Tyree. Approved by all. Motion carried 5-0

5) Treasurer's Report

- Pete Tyree stated as of March 30 2021, Perico Bay Village had an operating account balance of \$268,693 and \$327,084 in reserves.

- For the quarter Perico Bay Villages is operating positive \$21,426

-The 2.5% interest that the association was making on some CD's it has with Centennial Bank ends in May.

6) Landscape Update

-Looking at having to work party's/ volunteering around the committee to do some things that WestBay does not have time to do.

-Looking at replacing old and diseased plantings first and adding new Florida base plants

-Going to evaluate where to concentrate first. Initially it was the pool area but looking at buildings 1,2 & 3 instead.

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7) Old Business

- A) Painting project- The final painting cost was \$94,543 which was under the goal of \$103,000
- B) Gutters- all gutters have been checked and will be looking at placing a leaf guard on in at least three places.
- C) Straight line vs pooled reserves this item was tabled until January until more people will be around for discussion.
- D) Attic door repairs & ladder upgrades - Still getting bids from vendors

8) New Business-

- A) Insurance update- Was hoping to have a new proposal from insurance agent Jim Cirillo for the 2021-2022 term but have been told it will be out in a few weeks.
- B) Looking at setting up a seminar with Jim Cirillo so he can come in to speak with everyone regarding their individual policies.

9) Master Board update.

- Gym will be reopened on May 2nd from 7 a.m - 6 p.m., you will need to sign up and agree to enter at your own risk.
- Security committee is working on installing lights
- Master board has approved \$45,000 for additional landscaping

10) Adjournment

With no more business to discuss, Pete Tyree motioned to adjourn the meeting at 4:55 p.m. and was seconded by Annie Day . Approved by all. Motion carried 5-0

Minutes prepared by

ResCom Management