

Perico Bay Village Association Inc.

Board of Directors Meeting

(Sept 28, 2021, Tues 4:00)

MINUTES

1. Roll Call / Proof of Notice / Quorum /Opening Remarks (Joe): The meeting was called to order at 4:04pm. Notice was confirmed. Quorum was established with the following board members present, Joe Hughes, Annie Day, Ann Hester, Cathy Bowers, Pete Tyree.
 - a. Last Board Meeting –5/25/21 Hope all had great summer off
 - b. New Management Company-Sunstate Assoc Management Group Inc (Sept 1)
2. Old Business (Last Meeting Minutes) (Annie) See Website
 - a. Meeting notes from May 25 Board Meeting to be Approved MOTION made by Cathy, seconded by Annie to approve as read aloud. MOTION passed unanimously.
3. August Financials 2021 (Pete): Pete reported from the August 31, 2021, financial statements. Six \$50,000 CDs were obtained. A reminder, the 4th quarter payment is due on October 1st (considered late after the 10th. The amount is \$815.75)
4. Update on new Landscaping & Irrigation: Cathy / Laurel / Bill: Laurel provided the landscaping update. Laurel reviewed the replacement planting plan that has been completed. There are open areas that additional plantings were recommended. The \$25,200 budgeted funds will be spent in 2021. **The funds come from the previous years' operating surplus funds.** Mulching was also completed by neighbors and volunteers. West Bay has been acquired by Brightview (effective 10/1). Bill provided the irrigation update. Matt of Brightview is the irrigation tech. **The committee is working on "Saving Our Pumps" initiative. More** information to come. Chris of Brightview is the landscaping account manager.
5. Current Projects: (Pete / Alex) See Project / Other Actions List to date
 - See attached list.
 - Leak guard is working well. Pete is working on adding downspouts.
 - *Alex is working on a stucco, column repair. This is pending.*
 - Pool chairs were re-strapped.
 - *Pool chiller is not working. This has been reported to Symbiont.*
 - *Sidewalk sunken at bottom of entry steps. Alex is working with Sunstate. Joe will send Alex a vendor who has done a similar job.*
 - *The restroom light is not working.*
6. Committee Names Updated / Communications- (Ann) See New Listing
 - Ann has been reviewing the standing committees (9) and updating the current volunteers. Each committee is to have a chair and all meetings record minutes. The committees will resume 10/1. The board will review the committees list and approve it officially.
7. Master Board Update (Marcus)

- The Master Board plans to approve their budget in October.
- Alligator removed from Lake 3 in August.
- Clubhouse and gazebo have been repainting.
- Community stop sign replacement project is underway.
- Mangrove Trimming is complete.
- New landscaping bed was installed near Lake 3 intersection.
- Masks are optional for vaccinated members at the clubhouse.
- Clubhouse reservations are being accepted. The PBCM right to cancel remains in place.
- Master Pool heat pump has been repaired.
- Overhanging limbs at the boardwalk will be removed.

Next Board Meeting: Thursday October 28, 2021 @4:00 PM

8. Owner Comments

- Eileen asked about the bank account balances and then referenced the surplus funding for landscaping. Quarterly assessments will be reviewed for 2022.

9. Motion to Adjourn Meeting: With no further business to discuss, the meeting adjourned at 4:47pm.