

BOARD APPROVED:

GOLF GREEN CONDOMINIUM ASSOCIATION, INC.

BOARD OF DIRECTORS MEETING MINUTES

Thursday May 4th, 2023

A regular meeting of the Board of Directors of the Golf Green Condominium Association, Inc. was held on Friday May 4th, 2023 at 10:00am

CALL TO ORDER: The meeting was called to order by Jerry Jackson at 10:30am

DETERMINATION OF A QUORUM: Jerry Jackson determined that a quorum of Board Members was present.

BOARD MEMBERS PRESENT:

Jerry Jackson, President
Dennis Puhrman, Vice President
Jane Posner, Treasurer
Sue Settle, Secretary
Robert Hancock, Director

PROOF OF NOTICE: Notice for the meeting was posted 48 hours in advance in accordance with the Bylaws of the Association and the requirements of the Florida Statute 718.

APPROVAL OF MINUTES: Sue Settle made a **MOTION** to approve the Feb 24th, 2023 and March 24th, 2023 meeting minutes as corrected. Dennis Puhrman seconded, and all in favor. **MOTION** passed unanimously.

PRESIDENT REPORT: Jerry Jackson gave updates on recent projects that have been completed and status updates on outstanding items.

Jane gave a report that Hotwire is still being investigated to change cable and internet carriers. Services would be a significant savings to the community. There is still no fiber optics on Capri Isle Blvd. We are not a large enough association to constitute bringing the cables, so the vender is contacting a larger association in the area and there are 3 sub associations that must agree for adding the fiber optics. There is no update currently.

Golf Green continues to have issues with a unit having repeat visitors in the absence of the owner and without board notification. It has been recommended to the board to seek legal opinion on how to address the issue.

TREASURER REPORT: Jane Posner gave a thorough report from the March 31st financial statements as attached to these corporate records.

COMMITTEE REPORT: Sue Settle reported that the social committee has tentative dates and activities on the calendar for fall activities. The book club has already chosen books and meeting dates. Jerry

BOARD APPROVED:

reported that the mulch was completed, and the gravel project is complete. Thank you to the booster club for their assistance. A donation was received from the Monday/Friday pickleball players to purchase pickleball supplies. Supplies have been purchased. The Board thanked the group for the donation. The lock is now on the pickleball courts, and you can call an owner to get the code for access.

OLD BUSINESS:

AED Clubhouse: Lauren informed the board that there are programs available to fund the purchase of the AED for the clubhouse. Grants are available through the count and the fire department offers support for the purchase if they can give an educational class. A **MOTION** was made by Bob, seconded by Jane, to pursue funding options for the purchase of the AED. Any expenditures that are not covered by the funding will come out of the operating fund and replacement pads will be added to the budget for 2024. All in favor. **MOTION passes unanimously.**

NEW BUSINESS:

Grass between bldg. 2 and 3: Dennis gave a presentation that upon further investigation the insurance company recommended we use a vendor for this project due to the concern with liability. Denny received several quotes for getting the project completed. Denny recommended approving the BID that was presented by A Cut Above for \$2459.66. Additional discussion was had by the board. Bob stated that the area is now green due to the irrigation being fixed. An extensive discussion was had by the board. Concern was discussed that the electrical box was low. The area will continue to be monitored to see what the best, most cost-effective solution will be.

Massey Schedule: Extensive discussion and planning was had by the board to help coordinate the walks to do the treatments within the community and access the unit.

Committee appointments:

- ***Social committee:*** Ester Waters, Jane Posner, Linda Brown, Nancy Puhрман, Pat Jackson, Sue Settle, Paula Miller
- ***Landscape Committee:*** Jerry Jackson, Chris Noe, Mary Hancock, Ken Hughes, Carol Crane Francoise Ouellette, Michelle Sylvester
- ***Maintenece Committee:*** Bob Hancock, Chris Noe, Jacques Ouellette, Denny Puhрман, Ken Hughes, Paul DeMello, Jim Croston,
- ***Hurricane Dedication Committee:*** (manages the money donated after hurricane Ian to make a dedication for the volunteer work done by the Hurricane Crew 2022.) Mary Hancock, Sue Settle
- Need to establish a ***Hearings Committee.***
- Need to establish a ***committee for Bylaws/ Declaration Review Committee:*** Chris Noe

Motion made by Sue and seconded by Bob to appoint all committee members and to establish a hearings committee and a new Bylaws/Declaration review committee. All in favor. **MOTION passes unanimously.**

BOARD APPROVED:

Roof updates: A presentation was given at the membership meeting by SFR and the Attorney on the roofing litigation. The attorney outlined the 2 options for resolution on how to proceed with the litigation. The options were outlined as follows. Option 1 is to file a lawsuit for the Hurricane Ian claim which would take years to get to a resolution. Option 2 was presented to pursue the appraisal process which is an informal dispute resolution which would bring a resolution to the Ian claim in 60 to 180 days. The attorney stated that he did not have an opinion either way and that the board could select either option. SFR gave the recommendation to the board of pursuing the Appraisal process. SFR stated the appraisal process would not cost Golf Green any additional money. An extensive discussion was had by the board weighing the 2 options presented and how they would impact Golf Green. A **MOTION** was made by Jane to pursue the appraisal option first due to the shortened time to get to a resolution and no additional costs to Golf Green, seconded by Bob. All in Favor. **MOTION passes Unanimously.**

OWNERS COMMENTS: Comments were taken and answered.

NEXT MEETING DATE: Budget Workshop September 15th, 2023, at 9:00 a.m. in the clubhouse.

ADJOURNMENT: With no further Association business to be discussed, Sue made a **MOTION** to adjourn the meeting at 12:12pm. Dennis seconded. The **MOTION passed unanimously.**

Respectfully submitted by Sunstate Management
For the Board of Directors of Golf Green Condominium Association