

# Schooner Bay Condominiums

## Board of Directors Meeting

6455 Schooner Bay Clubhouse-May 27, 2015 at 12:00 P.M.

### Minutes

- Meeting called to order by President Sam Cabral at 12:00 PM
- Director's present-Sam Cabral, Jack Horner, and Jim Hardie.
- A quorum of directors was confirmed. Proper meeting notices and proof of Assessment meeting notice was confirmed.
- Old Business:
  - There was a motion by Jack and second by Jim to approve the last meeting minutes. All in favor.
- Officers/Committee Reports:
  - Jack Horner explained the history of the docks and why it is necessary to re-build the docks. Previous Boards did not reserve enough funds to keep the dock in good repair. The Piers and main structure need to be rebuilt as there are many dangerous unsafe areas in the structure.
- New Business:
  - There was further discussion on the dock project from the residents and the Board. Three bids were obtained to rebuild the entire dock. The best qualified bidder was Duncan Seawall company with a bid of \$134,000. The work will start in July once permits are pulled and the job will only take (4-6) weeks to complete. Owners must remove all personal objects, electrical, lifts, cleats, etc. Boats can be parked during construction in other residents slips. A letter explaining the job will go to all owners.
  - There was a motion by Jack Horner, seconded by Jim Hardie to Levy an Assessment to each owner in the amount of \$1500 to pay for the project. This can be paid in (2) payments \$750 due on 7/1/15 and \$750 due on 8/1/15. A billing notice will be sent. All in favor.
  - There was a motion by Jack Horner, seconded by Jim Hardie to remove all Royal Palms in the complex as they are much too large and they are damaging the roads and causing drainage problems. All in favor.
  - The Board continues to ask residents using the pool area to keep the area clean and remove trash.
- Open Floor Discussion:
  - Residents discussed putting lighting on the dock and a separate area for canoes. Board will take this under advisement.
- Motion to Adjourn at 12:36 PM.

Respectfully Submitted-Matthew Stokes, Licensed Community Association Manager