

ISLAND PARK CONDOMINIUM OWNERS, ASSOCIATION, INC.

MINUTES OF THE BOD MEETING
February 15, 2023
Via Conference Call and Island Park Clubhouse
draft

The BOD Meeting was held at 10:00 am conference call and in person at Island Park Clubhouse.

Call to Order: With proof of notice and quorum present, Marilyn Stawecki, President called meeting to order at 10:00 am.

Present: Board Members – Marilyn Stawecki, Carla Rozell, Dennis Fisher and Troy Gager were present. Jim Russell was not in attendance. David Altier From Sunstate Management Group – David Altiero.

New Business

- We have a new association manager. This is David Altiero; Colleen Fletcher is no longer with Sunstate and David our new association manager. We will work with David and Sunstate to insure a smooth transition.
- We will be working on getting the website updated and getting emails out this year in a timely manner. Please make sure Sunstate has your correct email address. Additionally, if you would like to be part of a community listing, please contact Steve Ulrey he is putting together a community list that can be shared.
- The work on the repairs to the soffits and fascia should start today.
- Another course provided by Becker and Poliakoff Law last week. There were no changes from the big wrap up given at the meeting in January.
- Someone has put a feeding station by pond. This is against Florida statute and invites rodents and other pests. We are asking whoever put out it there to remove by Friday or we will have Rob remove it.
- Troy Gager is looking for volunteers for a landscaping committee. Working on using alternative lighting to attach to the building that are cheaper to run and safe from lawn mowers.
- Tresure reported we are right on track with the budget to date. The financials are on the website for out to review. I do review invoices twice a month. A little higher in water and electric due to volume of owners
- The membership vote for the special assessment passed with thirty-seven (37) for and zero (0) against. 1st quarter was \$2410 current and starting 2nd quarter it will change to \$2035.
- **A motion was made** by Marilyn Stawecki to accept the new 2023 Budget as voted on by the membership. Troy Gager seconded, and the motion passed unanimously.
- Troy Gager reported that we are getting quote for hot water for the hot water tank for the outdoor shower and adding a hose bib for a car wash station.
- There have been rumors of an upcoming huge assessment that is not true and is effecting values and sales. If you hear any information on this, please let the board know.
- During the last meeting the subject was raise about having a board member resign. The Recall Process was explained per the association documents and Florida Statute. The question was asked if he could resign on his own, and the answer was that would be preferable.

Owners Comments:

Comments were taken from the owners present and responded to by the Board/Management company.

Adjournment:

There being no further business to come before the Board, the meeting adjourned at 10:45am.

Submitted by:

David Altiero, LCAM

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