

ISLAND PARK CONDOMINIUM ASSOCIATION, INC.

A Corporation Not-for-Profit

APPROVED

MEETING MINUTES

Tuesday, October 22, 2019

Meeting held at Island Park Clubhouse, 930 Cooper Street, Venice, FL

Call to Order: Meeting was called to order by Scott Johnson at 10:05 am. Proper notification was given.

Determination of Quorum: Scott Johnson and Richard Herrema were present in person. Carla Rozell was available per cell phone. A quorum was established. Also present was Lynn Lakel from Sunstate Management, Rob Odeh and 7 residents.

Reading and Approval of Minutes: Scott MOTIONED to accept the Meeting Minutes of 4/16/19. Richard seconded. All in favor. MOTION carried.

Officer's Report:

Scott Johnson reminded everyone that tomorrow Babes and Rob will be doing the sprinkler inspection starting with Building 1 at 9 am. Scott commented on the last 4 summer months and how the money was spent. Rob and Scott met almost every single day. Rob power washed the buildings every 8 to 10 weeks paying more attention to Building 1 due to the construction including all garage floors. All the trees have been trimmed. The clubhouse carpets have been cleaned, the mulch (nuggets) has been put down. The elevator phone in Building 3 has been down. Lynn explained what had been done to get this repaired. Frontier will be out tomorrow. Scott commented on Village On The Isle (VOTI). There will be repair on the road in front of 940 and 960 buildings. The generator in front of 920 is very large and they will be landscaping all around. Scott discussed security with VOTI. Starting in November Island Park will be including in the VOTI security rounds with no charge to Island Park. Scott discussed the parking lot sealing and repair.

Carla presented her report as follows:

Carla discussed mulch, window washing and asphalt repair, insurance quote along with the cost of irrigation repairs from American Irrigation. Expenses, YTD, were budgeted at \$222,668 and \$198,200 was actually spent. The surplus was added to existing surplus for a 3rd quarter surplus of \$25,393.00

Rob has painted all the catwalks, stripped the parking lot and cleaned the elevators.

Social Committee Report:

Richard stated the Social Committee will start up as residents return. He also explained the garbage that had to be cleaned up.

Landscape Committee Report:

Cindy Johnson gave the landscape report. The Washingtonians were removed, annuals were replaced with a permanent solution, a planter was replaced and mulch came in \$1400 under budget.

Unfinished Business: A brief discussion on the bylaws that need to be addressed and amended. There was also a discussion on what to do with unclaimed bikes in the racks.

New Business: 2020 Budget discussion.

Owner's Comments: Owner commented on how good the buildings look.

Next Meeting Date: November 20, 2019 at 1:30 pm

Adjournment: Scott MOTIONED to adjourn. Carla seconded. All in favor. MOTION carried.

Meeting adjourned at 11:05am.

Submitted by:

Lynn Lakel/Sunstate Management