

PARK PLACE VILLAS CONDOMINIUM ASSOCIATION, INC.

BOARD OF DIRECTORS BUDGET MEETING

Monday March 16, 2020 at 1PM.

Call the meeting to order- Steve called the meeting to order at 1PM.

Proof of Notice- The agenda was posted at the pool and mailed to owners 14 days in advance along with the 2020 proposed budget.

Determination of a quorum- A quorum was established Via tele-conference with board members present; President, Steve Van Duzer, Vice President /Treasurer, Glenn Martin, Secretary, Jean Johnston. Director Scott Thompson and Director, Johnnie Powell were absent. Also, present was Brian Rivenbark of Sunstate Management and owner Jeanette Watling-Mills

Minutes- MOTION to approve the minutes from February 27th, 2020 Board meeting was tabled until the next meeting.

President's Report-

- Steve reported that the pool was closed for a day due to work required by the pool inspection which our pool company hadn't completed yet. They did the following day after Brian contacted them
- The canary palm at the community entrance is diseased. A tree specialist looked at it and determined there is little chance of saving it. The tree will have to be cut down and possibly replaced with another tree. It is recommended this not be a palm as the disease may still infect a new one.
- The annual meeting has had to be postponed because AriVilla is not allowing visitors or other non-essential people in response to the virus. Glenn asked if we could have the annual meeting via proxy and eliminate the actual meeting, at least until the emergency passes. Brian will recommend a course of action going forward after looking into the state requirements and any changes to them because of the emergency.

Treasurers Report- No report

Owner Comments- None.

Committee Report, Landscaping- No report.

Unfinished Business- None

New Business-

- Review and Approval of the 2020 proposed budget – Presented by Treasurer, Glenn Martin
 - The board reviewed the draft budget.
 - Owner Jeanette Watling-Mills asked if the increase is due to the reserve funding. Glenn stated that the reserves are funded as they were in 19-20 but the increases were in operating. The substantial increase was in insurance.
 - **MOTION** made by Glenn, seconded by Jean to approve the 2020/21 proposed budget with the quarterly dues at \$1,400. **MOTION** passed unanimously.
 - Steve stated that he would like to have a year to date irrigation repair detail. Brian stated that he sent the detail to Glenn. Glenn said he would forward the detail to Steve.

- Brian also stated that he will be getting an estimate from Lang Irrigation for the irrigation contract. Brian also stated that he has four proposals for the landscape contract for the Board to review.

Next Meeting Date- Annual Membership Meeting has been postponed until further notice

Adjournment- With no further business to discuss, A **MOTION** was made by Glenn and seconded by Jean to adjourn the meeting at 1:31pm. MOTION passed unanimously.

Respectively Submitted,

Brian Rivenbark, CAM
For the Board of Directors