

PARK PLACE VILLAS CONDOMINIUM ASSOCIATION, INC.

BOARD OF DIRECTORS MEETING

Thursday October 19th 2023 at 3PM.

Call the meeting to order- Steve Van Duzer called the meeting to order at 3PM.

Proof of Notice- The agenda was posted at the pool and posted on the website.

Determination of a quorum- A quorum was established with Five board members present: President, Steve Van Duzer, Treasurer Glenn Martin, Secretary Jeannette Watling Mills, Director Scott Thompson and Director Terri Crawford. Also, present was Brian Rivenbark of Sunstate Management via Zoom video conference.

Owners present: Mary Zahner, Tracey Haehle, Teresa Mock Nancy Moore and Bob Revo

MOTION was made by Scott and seconded by Terri to approve the minutes from the September 21st 2023 Board meeting with corrections. **Motion passed unanimously.**

Presidents Report – Steve reported that there was not a leak in the pool, it was an issue with the autofill.

Treasurers Report – As Attached to these corporate documents Steve read from the September 2023 financials.

Social Committee: No Report

Landscape Committee: No Report

Unfinished Business-

Roof Project update: Steve reported that there has been some progress done but not all is completed such as the driveway's. Terri reported that there are some permits that are on some of the doors of the units. They were posted on Monday. Brian will ask the roofer for the reason these are on the doors now.

Privacy Fence Repair Update: Steve reported that the privacy fences will be done by end of November.

Cabana Awning Update: Brian reported that the fabric is on order from US Awning. The schedule manager will be reaching out to Brian soon to take down the metal portion. Brian will contact US awning for a newer update.

Pool Deck Painting: Brian reported that the pool deck painting will begin on October 25th with the pressure washing. There will be a "pool closed sign" This information will be eblasted as well.

New Business-

Owner Comments:

Owners discussed the roofing issues and privacy fence issues.

Next Meeting Date- November 16th at 3PM

Adjournment- With no further business to discuss, the meeting was adjourned at 3:40PM

Respectively Submitted,

Brian Rivenbark, CAM
For the Board of Directors