

BORDEAUX VILLAGE III BOARD MEETING MINUTES

Date: January 4, 2017

Location: Feather Sound Country Club
2201 Feather Sound Drive
Clearwater, Florida 33762

Call to Order: 6:01 P.M.

Roll Call: Present-Chris Mandelka, President, Scott Maiden, Dave Grofic,
Treasurer, Jennifer Duemig.
Absent- Beth Ann Wahl, Secretary

Minutes of the November 15, 2016: Motion was made by Dave Grofic, 2nd by Jen Duemig, to accept the minutes as written after typos on the stated date of the next meeting was changed to January 4, 2017 at 6:00 PM and wording was changed to state “meeting minutes” and wording was changed to state “the proposed 2017 budget was reviewed and approved”. Motion passed.

Manager Report:

- Motion was made by Chris Mandelka and 2nd by Jen Duemig to instruct our attorney to begin foreclosure proceedings for unit P-101. Motion Passed.
- Motion was made by Chris Mandelka and 2nd by Scott Maiden to have Greg Anderson, Ameritech, have a vendor replace the irrigation clock. Motion passed.
- Motion made by Scott Maiden, 2nd by Jen Duemig, to have Ameritech acquire new bids for sidewalk cleaning, accept the lowest bidder and move to have the sidewalks (not including car ports) power washed as soon as possible. Motion passed.

Treasurer's Report:

- Dave Grofic reports positive cash growth for 2016 and except for the one problem accounts receivable, the condo association will end 2016 in its' best financial condition in many years.
- There will be sufficient funds in checking and in the reserve account to cover cash flow needs in the first quarter to pay the initial installments of flood and property insurance payment schedule and the proposed replacement of roofs in the 1st quarter of 2017.

Old Business

Pooling Report

- Ameritech Business Manager is going to be asked to attend the next meeting in order to review the Grofic materials and whether the pooling method can benefit the association or whether it presents problems.

Roof Replacement –Lead by Jen Duemig

- Jen provided a spreadsheet on the comparison of the 3 quotes received
- Decided to gain a 4th quote
- Decided to remove the faux chimneys
- Decided to reach concensus by email to as to the lowest bidder with the warranties of workmanship and manufacturer of the materials and accept the bidder.
- Will document the final motion/vote at the March meeting.

New Business

Flood Insurance Zoning---Chris Mandelka is to meet with a Kurt Young about rezoning Bordeaux Village III for flood insurance.

Chris Mandelka Resigning as President –Effective immediately Chris is resigning as President. He will stay on as a board member. No action was taken to name a new President at the meeting.

Next Meeting: March 1, 2017. Location to be determined.

Motion to Adjourn: Motion made by Chris Mandelka, 2nd by Scott Maiden.
Motion Passed.

End of meeting: 8:20 P.M.

Submitted by Dave Grofic