

Windchase Bay Condo Association

BOARD OF DIRECTORS MEETING Minutes

Tuesday, March 16, 2021 @ 5:30 PM by Zoom Conference

1. **Call to Order@ 5:35 p.m. Don Ravinski**
2. **Approval of minutes:** February 9, 2021, Rick motion, Keith 2nd all approved.
3. **Financials-** February 2021, Cheryl Kelley, reviewed the financials.
Receivables & Reserve Account breakdown.
Rick Motion for approval, Keith 2nd, all in favor.
4. **Hurricane Sally, September 16, 2020**
Review and discussion of:
Damage Assessment Spreadsheet, mitigation invoice M&H Construction, and Insurance Claim update. All agreed, need to meet with Tim O'Donovan with Sihle Insurance to go over the claim and deductible.
Attorney for WCB to review the contract with M & H and WCB.
#S-6 sheetrock and sliding glass door replacement estimate, approved by board, Keith motion, Hunter 2nd, all in favor. Waiting on estimate for B-2.
T-4 claim made by owner to WCB liability ins.
5. **Old Business**
 - A. Building Maintenance projects, on hold until after Sally repairs.
 - B. Landscaping, Grounds Guys proposal & Company to pull bushes at pool area entry & other areas.
Crepe Myrtles not being trimmed, agreed to wait for now.
Estimate from Apex, Rick obtained the company, \$225.00 to pull the pool bushes.
Rick motion to approve, Hunter 2nd, all in favor.
6. **New Business:**
 - A. Estimates:
 - New Pool Furniture, Rick spoke with Suncoast pools, getting estimate to re-strap pool furniture 12 loungers, discussed re-strap or new loungers.
 - Fire Extinguishers inspection and new boxes, Boxes approved as per the email sent on type, EPM will contract company to schedule the inspections and replacement of boxes as needed.
 - B. Violation report, review of letters sent this month.
 - C. ARC Request, C-6 Request for Sliding Door, Don motion to approve, Rick 2nd, all in favor.
7. **Other Business:**

Newsletter: Spring Newsletter to be sent asap. Board will send EPM email on suggested items.

Termite Inspections will be week of April 5, 6, & 7th to be included in newsletter and on WCB Website

8. **ADJOURNMENT @ 6:45 p.m.**