



Palma Sola Harbour Condominium Association, Inc.

9410 Catalina Drive, Bradenton, FL. 34210

Phone 941-792-3532 Fax 941-792-2820 Emergency/After-Hours 941-792-3532

Web Site: www.pshcondos.com Email: matthew@pshcondos.com

Board of Directors Meeting, March 29th, 2018

The meeting took place at the clubhouse of Palma Sola Harbour and started at approximately 10:00am.

I. Calling of the Roll

Seven of Seven Board members were present, which established a quorum. Present were: Mr. Tony Jurcik, Mrs. Judy Sullivan, Mr. Jim McConnell, Mr. Ben Tudor, Mr. Don Schultz, Mr. Jim Reuther, and Mrs. Judy Gardner. The Community Association Manager, Mr. Matthew Edwards was also in attendance.

II. Approval of any prior Meeting Minutes

- A. Both the Board meeting minutes of February 22nd 2018 stand approved as presented.

III. Officers and Committee Reports

- A. **President's Report** – Mr. Tony Jurcik once again asked owners not to put their garbage in the new recycle bin. He also mentioned that all correspondence from the owners concerning the approved budget has been forwarded to the DBPR and that the Board considers it a closed subject unless the DBPR has any additional information to add.
- B. **Financial Committee** – Mr. Jim McConnell reviewed the financials as of 02/28/18, with the operating account balance at \$563,441.48 (including the Insurance account) and the reserve account balance at \$537,955.62 with the Flea Market at \$22,542.26 and the Memorial Fund at \$6,153.00.
- C. **Flea Market** – Mr. Andy Andrusko stated the only purchase requiring Board approval would be the drinking fountain. He also stated that the PSH phone directory is being updated and a new book will be out this summer.
- D. **Insurance Committee** – Mrs. Dallas Carroll discussed the current insurance renewals including the declines from other insurance carriers and that the recommendation of the insurance committee is for the Board to renew the current policies as presented by CBIZ at an amount of \$216,482.64 with possible discounts provided by submitting new wind mitigations.

IV. Unfinished Business – None

V. New Business

A. Annual Insurance Renewal – Consideration and Vote

After a discussion by the Board on the renewal of the current insurance policies the following motion was made.

MOTION: Mrs. Judy Gardner made a motion to approve the renewal of the insurance policies presented by CBIZ for \$216,482.64 with discounts to follow by submitting Wind Mitigations to reduce the overall premium. The motion was duly seconded by Mr. Ben Tudor. Motion passed 7/0.

B. Six Re-Roof Bids – Consideration and Vote

A discussion followed on the re-roof project for 6 buildings.

MOTION: Mr. Don Schultz made a motion to award the re-roof contract to Unicoat for 6 buildings at a cost of \$311,000. The motion was duly seconded by Mr. Jim Reuther. Motion passed 7/0.

VI. Adjournment

There being no further business, President Mr. Tony Jurcik moved to adjourn. The meeting adjourned.

Meeting Minutes prepared by
Palma Sola Harbour
Condominium Association Inc.

Matthew Edwards, CMCA

Community Association Manager

Palma Sola Harbour
Condominium Association Inc.

Ben Tudor

Secretary