

GOLDEN STRAND APARTMENTS, INC.
BOARD OF DIRECTORS MEETING
January 22, 2018

1. CALL TO ORDER: The meeting was called to order at 10:35 AM by President, Mary Ellen Lamar at the Davis Centre, 899 Woodbridge Drive, Venice, FL 34293

2. CONFIRM A QUORUM IS PRESENT AND PROPER NOTICE WAS GIVEN: Doug Wilson with AMI confirmed that proper notice of this meeting had been provided in accordance with Florida Statutes and the Association's governing documents. A quorum was present with Mary Ellen Lamar, President; Barry Lozuke, Vice President; Diane Eldon Kenefic, Secretary and Richard Lipinski, Treasurer personally appearing and Paul Rigby, Director via teleconference.

3. APPROVE THE MINUTES FROM THE November 6, 2017, and November 13, 2017 BOARD MEETINGS:

A motion was made by Diane Eldon Kenefic, Secretary and seconded by Barry Lozuke, Vice President to approve the November 6, 2017 Board Meeting Minutes. All were in favor and the motion carried unanimously.

A motion was made by Barry Lozuke, Vice President and seconded by Diane Eldon Kenefic, Secretary to approve the November 13, 2017 Board Meeting Minutes. All were in favor and the motion carried unanimously.

4. OLD BUSINESS

A. Resolutions Proposed at November 13, 2017 Meeting:

RESOLUTION # 1

Whereas, on January 22, 2009, the Board of Directors adopted a Resolution establishing standards for the installation of improvements to provide for the ingress/egress to first floor apartments.

RESOLUTION # 2

Whereas, the Board of Directors deems it necessary to establish standards for the design and type of apartment exterior doors;

Now, therefore be it resolved that,

1. Doors accessing kitchens shall:
 - a. Be of a design substantially consistent with Exhibit 'A' hereof; (also see website)
 - b. Include opaque glass in either a "single hung or double hung" or fixed frame with or without a screen;
 - c. Utilize stainless steel hinges.
2. Doors accessing the main living area shall:
 - a. Be of a six-panel design substantially consistent with Exhibit 'B' hereof; (also see website)

- b. Be constructed of fiberglass or such other material as the Board may approve;
- c. Utilize stainless steel hinges.

Be it further resolved that all applications for installation of exterior doors shall require approval of the Board of Directors.

A motion was made by Diane Eldon Kenefic, Secretary and seconded by Richard Lipinski, Vice President to approve Resolution # 1 and Resolution # 2. All were in favor and the motion carried unanimously.

- B. Roof Leaks in Esplanade Building: A motion was made by Barry Lozuke, Vice President and seconded by Richard Lipinski, Treasurer to replace the drain on the Esplanade building and to accept the proposal from Crowther in the amount of \$900.00. All were in favor and the motion carried unanimously. Discussion also took place regarding the future need to replace the roof on the Esplanade building.
- C. Leaks in Esplanade Building 03 Stack: Barry Lozuke will follow up with Scott from Water Proofing Contractors.
- D. Carport Insurance Claim Status: Barry Lozuke, Vice President discussed that the Association is being reimbursed all of what they were promised as Director Lozuke explained the status of the carport replacement and costs.
- E. Pool Equipment Cover Estimate: This has been tabled until the next Board meeting. The estimate is forthcoming for a cover for the equipment area as there is a high deterioration rate of equipment from the sun. Additionally, the solar system is again not working.
- F. Misc: Mary Ellen Lamar, President discussed that the 301 stack has had repeated backups with the air conditioning drainage line. The technician stated that the lateral drain pipes in that unit leading into the common drain pipe went from 3/4" to 1/2", restricting the flow and leading to clogging.
 - 1. Diane Eldon Kenefic, Secretary mentioned that the updated directory will be distributed once the pending sales have closed.
 - 2. Electronic approval by owners was discussed with input from Mr. Wilson referencing whether this would reduce or increase costs due to tracking information required.

5. NEW BUSINESS: None

6. OWNERS COMMENTS: None

7. SET DATE OF NEXT MEETING

The next meeting will be Monday, February 19, 2018, 10:00 AM at the Davis Center located at 899 Woodbridge Drive, Venice, FL 34293

12. ADJOURNMENT

A motion to adjourn the meeting at 11:50 AM was made by Richard Lipinski, Treasurer and was seconded by Diane Eldon Kenefic, Secretary. The motion carried unanimously.

Respectfully Submitted for Diane Eldon Kenefic, Secretary by,

Heidi M. Hodder, CAM
AMI- Advanced Management, Inc.