

GOLDEN STRAND APARTMENTS, INC.
BOARD OF DIRECTORS MEETING
August 9, 2018

1. **CALL TO ORDER:** The meeting was called to order at 10:00 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:** A quorum was present with Barry Lozuke, Vice President and Richard Lipinski, Treasurer personally appearing. Mary Ellen Lamar, President; Diane Eldon Kenefic, Secretary and Mark Cox, Director were all present via teleconference. Management present: Heidi Hodder, CAM with Advanced Management.
3. **APPROVE THE MINUTES FROM (April 23, 2018 Board of Directors Meeting):** A *motion* was made by Diane Eldon Kenefic, Secretary and seconded by Richard Lipinski, Treasurer to approve the April 23, 2018 Board of Directors Meeting Minutes. *All were in favor and the motion carried unanimously.*
4. **MANAGER'S REPORT:** Please see Attachment (A).
5. **PRESIDENT'S REPORT:** Mary Ellen Lamar reported that Paul Rigby has given his formal resignation of the Board and thanked Paul for his services.

TREASURER'S REPORT: Richard Lipinski reported on the June 2018 financial report. The Total Cash balance was \$242,253.59 and the Total Liabilities were \$21,316.17.

6. COMMITTEE:

- A. Building Committee – Richard Lipinski reported that the leaky window in the 5TH floor laundry room of the Esplanade building will be repaired in the next few days.
- B. Grounds/Landscaping – No report.
- C. Pool Committee – Richard Lipinski reported that two pool drain covers were replaced.
 - Mary Ellen Lamar reported that the grout repairs were made to the pool.
 - Barry Lozuke has taken on the responsibility of testing the pool the days the pool company does not service the pool. Barry also mentioned that there still isn't any protective covering on the equipment and that the chlorine injector may not be working. Barry will be meeting with Mare to discuss items of concern.
- D. Social Report - Richard Lipinski reported that there hasn't been any income or expenses. The current balance in the Sunshine Fund is \$141.25 and \$40.00 in the Pool Fund.

7. OLD BUSINESS: None

8. NEW BUSINESS:

- A. Board Appointment to fill Paul Rigby's Unexpired Term - A *motion* was made by Mary Ellen Lamar, President and seconded by Diane Eldon Kenefic, Secretary to appoint Mark Cox to the Board of Directors. *All were in favor and the motion carried unanimously.*
- B. Approval of Drain Cleaning Bid – A *motion* was made by Barry Lozuke, Vice President and seconded by Richard Lipinski, Treasurer to approve the quote of the drain cleaning with Florida Pipe-Lining Solutions in the amount of \$2,700.00. *All were in favor and the motion carried unanimously.*
A *motion* was made by Barry Lozuke, Vice President and seconded by Mark Cox, Director to authorize up to \$8,000.00 to finish up the drain cleaning project with Florida Pipe-Lining Solutions. *All were in favor and the motion carried unanimously.*
 - Status of their work: There is a double 45-degree connection that is preventing the equipment from being pushed through and another clean out or entry from unit 104A is needed at the other end of the system. Currently, 40% of the drain has been cleaned out. Richard will continue to work with FPLS to achieve the rest of the clean out.

- C. Discussion of Reserve Study Proposal – This has been tabled for future discussion.
- D. Comcast Contract Update – A *motion* was made by Mark Cox, Director and seconded by Barry Lozuke, Vice President to allow the Comcast contract to roll over for another two years unless a better proposal is received by September 1, 2018. *All were in favor and the motion carried unanimously.*

9. OWNERS COMMENTS: Owners were afforded the opportunity to ask questions.

10. SET DATE OF NEXT MEETING: The next meeting dates scheduled are October 15, 2018 at 10 AM.

11. ADJOURNMENT: Barry Lozuke, Vice President made a *motion* that was seconded by Diane Eldon Kenefic, Secretary to adjourn the meeting at 11:22 AM. *All were in favor and the motion carried unanimously.*

Respectfully Submitted for Diane Eldon Kenefic, Secretary by,

Heidi M. Hodder, CAM

AMI- Advanced Management, Inc.