

Oakridge V Condo Association, Inc.

BOARD MEETING MINUTES

Submitted by Joyce Wirch

Board Approved February 21, 2024

DATE: Thursday, Jan. 18, 2024 TIME: 2:00 PM LOCATION: Zoom

Board Present: Mike Konowitz, Andre Nobert, Pierre Roy, George Smalls,
Joyce Wirch

Seacrest (Absent): Valerie McColgin

I. Approve Minutes of Previous Meetings:

November 21, 2023, Board Meeting

Motion by: Mike 2nd by: Andre Vote: Passed Unanimously

December 7, 2023, Special Assessment Meeting

Motion by: Mike 2nd by: Pierre Vote: Passed Unanimously

December 15, 2023, Annual Meeting

Motion by: Mike 2nd by: Pierre Vote: Passed Unanimously

December 15, 2023, Organizational Meeting

Motion by: Pierre 2nd by: Mike Vote: Passed Unanimously

II. President's Report & Discussion Items

- George informed the Board Valerie clarified her statement at the December Annual Meeting regarding shutters. They **do not** need to be installed if a unit window is not protected by a hurricane resistant window.
- Reminder: January Happy Hour will be this Friday, January 19, from 5:30 to 7:30 PM.
- Pierre noted the Board would be speaking to the attorney to request written procedures regarding Board responsibilities in response to issues such as leaks and owner to owner conflicts.

III. Treasurer's Report

- December Financial Report is not yet available. Based on November balance and estimates of what checks have been written and cleared, Joyce projects the December 31 balance of the Operating Expense account would be approximately \$18,300 plus collections for the special assessment of \$14,472 (\$32,772 total).

IV. Committee Reports

- Maintenance/Structural Committee (Andre): We had 3 leaks in 2023, on the roof, in 2109, and in 1106. The roof leak has been fixed, and a contractor will be investigating 2109 and 1106.
- Landscaping Committee (Pierre): Nothing new to report since the December meeting.
- Building Maintenance Committee (Mike): Nothing new to report.

V. New Business

- Guest spot parking: Pierre and George will ask for volunteers to participate in reviewing the policy for owners with two cars who are using the guest spots for the second car.
- BBQ grill.
George made a motion to approve the purchase of a new BBQ grill at a cost not to exceed \$700.
2nd by: Andre
Vote: Passed Unanimously.
- Community Involvement & Accreditation Committee (CIAC) participation.
Joyce made a motion for the Board to apply to CIAC for Oakridge V accreditation.
2nd by: Pierre
Vote: Passed Unanimously.

VI. Meeting Adjourned at 2:38 PM.

Member Comments