

Waterways Villas Association, ORGANIZATIONAL
Meeting Minutes on January 9th, 2024

Call to Order

The meeting was called to order by CAM, CMCA Leslie Phillips at 2:30 PM.

Establish a Quorum

Board members present were Barbara Mancusso, Margie Edgar, and Robert Bernier. Representing Star Hospitality Management was Leslie Phillips, Waterways HOA Manager.

Proof of Notice

The meeting was properly noticed in accordance with the Association Bylaws and Florida Statute 720. Notice was posted on the Association bulletin board and was either emailed or mailed to our owners. Proof of Notice mailings are on file in the Association office.

New Business

2 Resignations were presented to me and the board of directors. Barbara Mancusso and Margie Edgar.

Motion was made to accept Margie Edgar's resignation effective immediately.
Motion made by Robert Bernier Seconded by Vanessa Minton
Motion passed unanimously.

Motion was made to accept Barbara Mancusso's resignation effective immediately.
Motion made by Robert Bernier Seconded by Vanessa Minton
Motion passed unanimously.

<u>New Board for WTR 2024-year</u>	<u>Term</u>
President - Vanessa Minton	2026
Treasurer - Robert Bernier	2025
Secretary - Robert Bernier	2026

Once the board appoints another member to the Board of Directors that person will serve a one-year term to keep the board members staggered.

Minutes

Motion was made to approve the minutes that were read from last months meeting on 12/5/23.
Motion made by Robert Bernier Seconded by Vanessa Minton
Motion passed unanimously.

Other Business

- Financials were reviewed.
- Bank signature cards- the new board will have to sign new cards with the bank.

Homeowners Forum

- Rules and Regulations-Owner asked to review the changes and why they were changed. CAM reviewed a few of the changes, but asked the owner to send an email since CAM could not remember all the changes without reviewing them.
- Solar panel questions
- Thanked the board and Leslie for all their hard work over the past year. Knows it is a thankless job and they appreciate the previous and current volunteers.

- Suggested Items for the Board to work on for 2024
 - Broken screens around the lanai
 - Replace banister at the clubhouse
 - Remove poisonous plants from the flower beds
 - Carpet needs to be replaced in clubhouse
 - Laundry room wall painted, and a door installed to keep people and animals out.
 - Resurface the roads next year, too many potholes
 - Need beams to be painted around the pool

Next Meeting

- Board meeting scheduled for 2/13/24 at 2pm in the clubhouse

Adjournment

Motion was made by Robert Bernier and seconded by Vanessa Minton. Adjourned at 3:37 PM.

Respectfully submitted,

Leslie Phillips, CAM, CMCA

Leslie Phillips, CAM, CMCA

For the Board of Directors