

COLONIAL VILLAGE II CONDOMINIUM
BOARD OF DIRECTORS
MEETING MINUTES
JANUARY 19, 2021

Board Members Present: Chris Cahill, President
Geoff Lawson, Vice President
Curtis Cultice, Treasurer

Absent: Deirdre McNulty, Secretary

Others Present: Chuck Vaughan, General Manager

I. CALL TO ORDER

The meeting (virtual due to COVID-19 pandemic) was called to order by Chris Cahill at 6:46 pm.

II. RESIDENT'S FORUM – Two residents were in attendance

III. READING AND APPROVAL OF MINUTES

MOTION: Mr. Lawson Moved to approve November 2020 minutes. The Motion was seconded by Mr. Cultice and carried unanimously.

IV. MANAGEMENT REPORT

Financials

Mr. Vaughan reminded members that the 2020 yearend accounting process to close the books was still in progress and to expect year end and January statements by mid-February.

MOTION: Mr. Cahill Moved to approve the 2021 budget with a 2.5% increase in assessments. The Motion was seconded by Mr. Lawson and carried unanimously.

Mr. Vaughan provided maintenance and management task updates since the last reporting period.

V. OLD BUSINESS

Mr. Vaughan asked that the Board Move to affirm a vote that was conducted electronically on December 8th:

MOTION: Mr. Cahill Moved to affirm the December 8, 2020 electronic vote. The Motion was seconded by Mr. Lawson and carried unanimously.

ELECTRONIC VOTE:

MOTION: Mr. Cahill Moved to approve a proposal from Structural Repair & Renovations to address erosion and drainage issues along the long sidewalk behind 1762 N. Rhodes and the "T-intersection" of sidewalk behind 1800 Key Blvd. The Motion was seconded by Mr. Lawson and carried unanimously.

VI. NEW BUSINESS

Insurance Renewal

Management presented a renewal for the association's master insurance policy which expires at the end of January for the Board consideration. The renewal includes a 3.5% increase over the current master policy.

MOTION: Mr. Cahill Moved to approve the 2021-2022 insurance renewal policy. The Motion was seconded by Mr. Lawson and carried unanimously.

VII. ADJOURNMENT TO EXECUTIVE SESSION

MOTION: With no further business to discuss, Mr. Cahill Moved to adjourn to Executive Session at 7:37 to discuss covenants violations, delinquencies and/or sensitive matters. The Motion was seconded by Mr. Cultice and carried unanimously.

VIII. ADJOURNMENT

MOTION: With no further business to discuss, Mr. Cahill Moved to adjourn at 7:50. The Motion was seconded by Mr. Lawson and carried unanimously.

**The Next Regular Meeting is scheduled to be held virtually Tuesday,
February 16, 2021.**

Respectfully Submitted by:
Sonya Rainey, Recording Secretary

Approved by:

Geoff Lawson

February 16, 2021

Geoff Lawson, Vice President

Date