

CENTER GATE ESTATES VILLAGE CONDOMINIUM ASSOCIATION,  
SECTION III, INC.  
BOARD OF DIRECTORS MEETING  
MINUTES  
December 6, 2019  
**Adopted**

A Board of Directors Meeting of Center Gate Estates Village Condominium Association, Section III, Inc. was held on December 6, 2019, at 4459 Atwood Cay Place, Sarasota, Florida, at 1:00 p.m., to conduct the business of the Association. Directors present were Ron Schwied, Jeanne Oyer, Verna Williams, Tom Antonucci and Robert Tate. Representing ONE Source Corporation was Lissette Hernandez.

- **CALL TO ORDER**

Mr. Schwied called the meeting to order at 1:01 p.m.

- **VERIFICATION OF A QUORUM**

Mr. Schwied verified that with (5) Directors present, a quorum of Directors was established.

- **PROOF OF PROPER NOTICE**

Mr. Schwied confirmed the meeting was held in accordance with Proper Proof of Notice by Association documents and State law.

- **APPROVAL OF MINUTES-** The minutes were tabled to the next Board meeting.

- **PRESIDENTS REPORT** – N/A

- **REPORTS OF OFFICERS - October Financials-** (Verna Williams) October income expense summary, total expenses actual was \$121,055.27 Total expense budgeted was \$123,900.30 Year-to-Date the expenses are under budget \$2845.03 Checking balance is currently \$35,537.43. Money market and CD reserves are currently \$121,897.28 Money market funded insurance currently is \$5,100.

- **COMMITTEE REPORTS-** N/A

- **OWNERS' COMMENTS ON AGENDA ITEMS ONLY** – N/A

- **UNFINISHED BUSINESS**

- **Purchase application resolution for 4456-** Mr. Schwied and Board discussed the manner of the way the purchase application was processed and as a result the following motions took place:

*Mr. Tate made a motion to waive the 100.00 application fee and the processing of any backgrounds in the case of owners of 4456, the motion was 2<sup>nd</sup> by Mr. Antonucci, 4 in favor, 1 opposed, motion passed.*

*Mr. Tate made a motion to form a committee to revise the purchase/rental application, so that moving forward the application has clear instructions and imperative information needed to close on the prospect's property, Mr. Antonucci 2<sup>nd</sup> the motion, all in favor, motion passed.*

- **Sidewalk Repair 4437-** Lissette informed the Board that One Source is having a hard time getting additional bids for sidewalk repair at 4437 because of vendors being backed up and it being too small of job. Lissette recommended to accept first bid from JM Concrete at 1850.00.

*Mr. Antonucci made a motion to approve JM Concrete bid at 1850.00 to perform the repair at 4437, Ms. Oyer 2<sup>nd</sup>, all in favor, motion passed.*

- **NEW BUSINESS**

- **Proxy Count-** The members meeting will continue to the Annual Membership meeting in efforts to collect the remainder of the 23 proxies needed to pass the carryover and cross utilization votes.

- **DATE OF THE NEXT MEETING-** The next meeting will be the Annual Membership Meeting and it will be held on *Saturday, January 11, 2020, 11:00 a.m. at the Ramada Pool.*

- **ADJOURNMENT**

With no further business, the meeting was properly adjourned at 2:10 p.m.

*Respectfully Submitted, Lissette Hernandez, Assistant Community Association Manager*