

**Palm Club West Village I Condominium Association, Inc.**  
**BOARD OF DIRECTORS MEETING**  
**Clubhouse**  
**West Palm Beach, Florida**  
**February 22nd, 2018**

**APPROVED MINUTES**

The Meeting was called to order at 6:30 pm by Jeff Gorfido.

Directors Present: Jeff Gorfido, Robert Dedrick, Margaret Tuman, Arnie Sen and David Rogers.

Management Present: Jim Schmidt, LCAM

Residents present 16

**Minutes:** The minutes from the February 8th, 2018 Board of Directors Meeting were reviewed

**MOTION:** David Rogers made a motion seconded by Robert Dedrick to approve the minutes as amended.

The motion carried 5-0.

**Treasurer's Report:** Report was reviewed by Board

**MOTION:** David Rogers made a motion seconded by Robert Dedrick to accept Treasurer's Report

The motion carried 5-0.

**Manager's Report:** Read by Jim Schmidt LCAM

**MOTION:** Margaret Tuman made a motion seconded by Arnie Sen to accept the Manager's Report.

The motion carried 5-0.

**Old Business:**

**Alder Entrance Roadway Repairs:** Jeff Gorfido spoke about the project. Property Manager will continue getting bids, Replacement cost of gate loops will be \$750.00 each lane uses 3 loops.

**New Business:**

**Drip Irrigation:** Jeff Gorfido spoke about the benefits of drip irrigation along the builds. On advice of the irrigation company it was decided to look into other options. Property Manager will continue working with Irrigation Company to explore options.

**Shed and Surrounding Area:** Board discussed input they had received from residents about expanding size of the third maintenance shed.

**MOTION:** Margaret Tuman made a motion seconded by David Rogers to replace the shed with a 12' x 12' (same as current shed) instead of the 12' x 20" previously approved. . It was also agreed to remove the old satellite dish and fence.

The motion carried 5-0.

**Approval of Fines:** Property Manager provided a list to the Board of units which had been cited for violations and not corrected the issues.

111-B2 Screen, 119-A1 Screen, 115-E2 Blinds, 115-G1 Screen, 116-F1 Screen, 116-F3 Screen, 116-G1 Screen, 114-A3 Screen, 117-H1 Plywood on windows and 113-H2 Storage on patio

**MOTION:** Robert Dedrick made a motion seconded by Arnie Sen to proceed with intent to fine letters.

The motion carried 5-0.

The Board members were given draft copies of a Fraud Policy and Conflict of Interest Certification form to review for possible adoption at the next Board Meeting

There being no further business the meeting was adjourned at 7:03 p.m.

MOTION: Margaret Tuman made a motion seconded by Arnie Sen to adjourn  
The motion carried 5-0.

Respectfully submitted by: \_\_\_\_\_ Palm Club West Village 1 COA

Resident Input followed the meeting.