

Osprey Isles HOA, Inc.
BOARD OF DIRECTORS MEETING
PLACE: Sea Breeze Community Management Services
4227 Northlake Boulevard
Palm Beach Gardens, FL 33410
January 31, 2019
OFFICIAL MINUTES

The meeting was called to order at 6:00 pm by Matthew Kamula, President.

Directors Present: Matthew Kamula, Bob Gilbert, Arch Delmarsh, and Carl Chandler

Directors Absent: Debra Flynn

Management Present: Laura Carlisle, Krystle Medina, Beverley Jamason Sea Breeze CMS.

Matthew Kamula reminded residents that they may record the meeting but must notify all present that they are recording. No one was recording the meeting.

The Board reviewed the minutes of the December 17, 2018 Board of Directors Meeting.

MOTION: Arch Delmarsh made a motion seconded by Carl Chandler to approve the minutes from the December 17, 2018 Board of Directors Meeting with changes. The motion carried 4 to 0.

Arch Delmarsh reviewed the December 2018 Financials.

The Board reviewed proposal #1890 from the camera company. Management was given questions to resubmit to the Board.

Matthew Kamula gave an update on Avenir/Turn Lane/ Rehab Facility.

The Annual Picnic has been set up for February 10th. The Board thanked Jane Wolff for all her hard work. The board discussed the possibility of having a community yard sale in March.

Management presented the Board with landscape proposals for their review. The Board scheduled an interview meeting for the 25th at Sea Breeze. The Board will have provided their questions and 3 recommendations to management by the 12th so that the vendors can be scheduled to attend the meeting on the 25th.

The Board reviewed the proposals submitted by Property Works. The estimates are as follows:

3708 – Denied

3456 – Tabled till after new contract is signed. Estimate on hold for 30 days.

3457 – Denied

3526 – Denied

3600 – Motion: Arch Delmarsh made a motion seconded by Carl Chandler to approve the treatment of the ants in the common areas. The motion carried 3-1 with Bob Gilbert abstaining.

3712 – Tabled for a later date.

The Board reviewed the architectural applications submitted.

9469 – Painting the home the original color. Approved unanimously.

11243 – Painting the home scheme G – The board approved unanimously but the owner must provide the garage door color (either the trim or body color) and the front door color.

Owner requested that the Styrofoam be removed. Application was denied by the Board.

Owner wants a pine tree removed. The Board will review the application and provide

recommendation.

Owner wants to replace the coach lights and the house numbers. The Board approved the work unanimously.

9798 – owner requested to paint their home scheme B. Board approved the application unanimously.

The Board discussed an incident in regards to an owner and the landscape company. The Board stated that when there are issues the Board will hear them and put the owner and vendor in contact with one another.

An owner submitted an incident that took place at the gate with a vendor that was heading to their home. After reviewing the information provided it appears that the damage was inconsistent. The Board will not reimburse the driver for the damage.

Management provided an estimate to replace parts of the playground set that need attention. The Board will schedule to look at the equipment and report back to management.

Management provided an estimate from Friedman, Feldmasser & Karpeles, CPA to provide the 2018 and 2019 report for \$1000 but not to exceed \$1050. The Board unanimously approved the work.

The Board discussed the signs in the community that need to be replaced. Management will go out to bid for their replacements.

The Board tabled the discussion of additional parking.

The Board asked management to replace the wind screen at the tennis courts.

There being no further business the meeting was adjourned at 7:13 pm.