

Palm Club West Village I Condominium Association, Inc.
BOARD OF DIRECTORS MEETING
Clubhouse
West Palm Beach, Florida
January 29th, 2020

APPROVED MINUTES

The Meeting was called to order at 6:30 pm by Greg May.

Directors Present: Greg May, Robert Dedrick, David Rogers and Richard Herrera
Management Present: Jim Schmidt, LCAM
Residents present 9

Minutes: The minutes from the November 21st, 2019 Board of Directors Meeting were reviewed

MOTION: Robert Dedrick made a motion seconded by Richard Herrera to approve the minutes.
The motion carried 4-0.

Treasurer's Report: Greg May gave the Treasurer's Report

MOTION: David Rogers made a motion seconded by Richard Herrera to accept Treasurer's Report
The motion carried 4-0.

Manager's Report: Read by Jim Schmidt LCAM

MOTION: David Rogers made a motion seconded by Robert Dedrick to accept the Manager's Report.
The motion carried 4-0.

Old Business:

Tree Planting Along Canal: Board reviewed bid and drawings to put tree grouping along the canal.

MOTION: David Rogers made a motion seconded by Greg May to put in four groupings up to \$600.00.
The motion carried 3-1.

Stucco Repairs Building 117, 118, 119 and 120: Property Manager spoke about cracks that were forming in the exterior stucco of the buildings similar to the repairs done at building 119 previously. Board reviewed pictures and bid from Coastal Concrete to make repairs.
Tabled, Property Manager will get additional bids.

Cameras Building 119/120: Board reviewed bids from Cypress Electrical to run pipe and wire (\$380.00) and Celerity to install cameras and network connections (\$400.00)

MOTION: David Rogers made a motion seconded by Robert Dedrick to install the cameras.
The motion carried 4-0.

New Business:

Ring Doorbells: Property Manager discussed with Board requests from residents to install video doorbells. Board discussed various options. Nothing would be allowed to be attached to the building. Following motion was made by David Rogers and seconded by Robert Dedrick.

MOTION: To allow Ring Doorbells or Ring Peephole Doorbells to be attached to the exterior of the door by non-mechanical means.

The motion carried 4-0.

Tennis Court Repairs: Tabled

Dumpster Repairs Building 119 / 122: Board reviewed a bid from LJB to rebuild two dumpsters (\$2724.22). These will leave just 3 old dumpsters, which are not in need of rebuild yet.

MOTION: Robert Dedrick made a motion seconded by David Rogers to approve the bid.

The motion carried 4-0.

Light at Building 122: Board reviewed a bid from AB Power to replace the small pole light with a taller and brighter LED fixture to add more light to the parking lot area.

MOTION: Robert Dedrick made a motion seconded by Richard Herrera to accept the bid.

The motion carried 4-0.

Timers for 3 Remaining Buildings: The Board discussed converting the remaining three buildings from photo cells to timers. AB Power will do them for the same price of \$198.50 per building.

MOTION: Robert Dedrick made a motion seconded by David Rogers to complete the work.

The motion carried 4-0.

Replanting of Beds: Bids were reviewed by the Board from Jon Aaron Lawnsclaping to replant and replace the soil at the remaining buildings where the plants were struggling or dying. Two options were presented 1: replant ten beds at \$300 per bed 2: replant twenty beds at \$250.00 per bed.

MOTION: Robert Dedrick made a motion seconded by David Rogers to replant twenty beds.

The motion carried 4-0.

Fertilizing Shrubs and Bushes: Bid was reviewed from Jon Aaron Lawnsclaping to fertilize bushes (\$1200.00). Fertilizing will be done after beds are replanted.

MOTION: David Rogers made a motion seconded by Robert Dedrick to fertilize the bushes.

The motion carried 4-0.

There being no further business the meeting was adjourned at 7:25 p.m.

MOTION: Robert Dedrick made a motion seconded by Greg May to adjourn.

The motion carried 4-0.

Respectfully submitted by: _____ Palm Club West Village 1 COA

Resident Input followed the meeting.