

ORCHID COVE CONDOMINIUM ASSOCIATION, INC
BOARD OF DIRECTORS MEETING
May 19, 2020 at 6:30 PM – via Zoom.com
(Instructions on Meeting Notice)
7534 Marsh Orchid Circle, Bradenton FL 34203

MINUTES

Meeting Called to Order / Establish a Quorum – At 6:34 PM the meeting was called to order by the President Kim Strub. Kim Strub, Cynthia Cook, Greg Blanchard and Judie Littell, LCAM, representing Progressive Community Management, Inc. (PCM), were in attendance. Three Board members were present.

Recording of Meeting – Kim Strub (Zoom host) made a Zoom recording of the meeting.

Proper Meeting Notice – Meeting notice and the agenda were posted on the Orchid Cove premises in accordance with the requirements of the Florida Statutes.

Approval of Meeting Minutes – May 19, 2020. Greg Blanchard **moved** approval of the May 19, 2020 minutes and Cynthia Cook **seconded**. **Motion passed unanimously.**

Officer's Reports -

1. President – News, pool deck cleaning, rust stains on building, resolution of minor rules violations.
2. Treasurer – Approval of Monthly Financials – May 2020. Kim Strub **moved** approval of May financials and Greg Blanchard **seconded**. **Motion passed unanimously.**
3. Secretary – Compilation of Board information packet for records.

Committee Reports –

1. Document Rewrite Committee – No report.
2. Landscape Committee – Greg Blanchard: Asked for approval for Orchid Cove 2020 Landscape Workplan as revised in discussions at May 19 Board Meeting. Greg Blanchard **moved** approval of the Revised 2020 Landscape Workplan; Kim Strub asked for an **amendment** removing Royal Palm removal and Foxtail Palm Garden planting pending additional review by an arborist and plumber. Greg Blanchard (motion maker) **accepted this as a “Friendly Amendment”**. Kim Strub **seconded**, as amended. **Motion passed unanimously.**
3. Communication Committee – No report.

Old Business –

1. Pool Deck Painting and Repairs – An ad-hoc subcommittee of the Board reviewed bids, reviewed specifications and inspected the work of several qualified vendors. A preference for a volunteer effort, with the Association paying for materials, emerged. Greg Blanchard **moved** approval for ratification of the plan. Kim Strub **seconded**. **Motion passed unanimously.**
2. Annual Fire Extinguisher Certifications - Completed.
3. Annual Backflow Inspections – Completed.
4. Quarterly Alarm Inspections – Completed.
5. Roofing Concerns – Continue discussion of roofing and insurance issues.
6. Preserve Golf Course Updates – News.
7. Formation of New Board Committees – Duties and member recruitment.

New Business –

1. Timer for Pool Pump – Ask the pool service if a pool and heater timer would efficiently reduce pool expenses.
2. Backflows and Water Meters buried in mulch – Investigate extensions for meter boxes; consider removing excess mulch in some locations.
3. Ratification of the Board determination of owner responsibility for replacement of painted fire sprinkler heads – Greg Blanchard **moved** approval of ratification; Kim Strub **seconded**. **Motion passed unanimously**.
4. Disconnect and Removal of Alarm Monitors – Additional discussions with our alarm service company and East Manatee Fire Department are required.
5. Hurricane preparation – Preparations for the 2020 Hurricane Season will be significantly changed by COVID-19. The Board will keep members informed by e-mail of significant news.

Any other business that comes before the board – No other business.

Owner comments – No comments.

Schedule next board meeting – June 16th at 6:30 PM.

Adjournment – With no other items to discuss, a **motion** was made by Kim Strub, **seconded** by Greg Blanchard, to adjourn the meeting. **The motion passed unanimously**. The meeting was adjourned by President Kim Strub at 8:28 PM.

Respectfully submitted,
Greg Blanchard
Secretary, Orchid Cove Condominium Association.