

Bordeaux Village 1 Condominium Association, Inc.
MINUTES
Regular Board Meeting
Wednesday, February 15, 2023 | 6:30 PM
Location: Feathersound Country Club, Sandpiper Room
2201 Feather Sound Dr, Clearwater, FL 33762

Call to Order: 6:37 PM

Proof of Notice: Posted 2/10/2023

Quorum: Ryan Kelly, Holliday Lisowski, Lorna Borghese, Geoff Dyce

Other Attendees: Gloria Reed-Ameri-Tech | Owners: Lewis Brier, Gerry Parsons, Juan & Elana Ibarra

Approval of January Meeting Minutes: Motion to approve: Lorna Borghese, Second: Geoff Dyce, Vote: Motion Passed.

Management Report:

1. Water Leak from broken piping, E Bldg.
 - Update: Water Leak E104 & E204 – E204 completed for \$500; E104 work continues; \$1583 total cost to the Association. Motion made to accept the lower bid of \$1583 for Tommy Strickland of Key West Drywall by Lorna; 2nd by Ryan; Vote: Motion Passed
2. Update: Tarheel Roofing: Next building scheduled for March 6th
3. Update: Handyman Projects – waiting for updated bid; he suggests a professional for the pressure washing
4. Update: Mailboxes, still continue to try to call. Holliday will go to the post office near the SP/Clwtr airport to talk to someone.

President Report:

1. Update on assessments: 1 unit in foreclosure; 2 in state of lien; 1 requested address change that was not processed and Ameritech is working to reverse our legal fees and their late fees; payment forthcoming.
2. President also gave an overview of the things we have been able to accomplish last year; we had a really difficult year but we have a lot to be proud of:
 - a. All 14 carport roofs replaced
 - b. 3 out of 6 buildings fixed roofing issues with soffits and overhangs and rehangs of gutters
 - c. Electrical issues repaired
3. What is on hold/what is to come:
 - a. 3 buildings for roofing repairs
 - b. Tree trimming/mulch/rock
 - c. Painting project

Vice President: No Report

Treasurer: Report provided by Lewis Brier: While we do have sufficient funds to complete the outstanding work, beyond what is already scheduled, work will be put on hold because we have significant concerns over the potential costs for legal fees that we will incur for the pending foreclosures. And we aren't comfortable as long as we have outstanding amounts due from homeowners for the Special Assessment.

Old Business:

1. Update: Electric lines will be replaced between Bldg. E and Bldg. F. This work has now been completed.

New Business:

1. Additional lighting for carports to be looked into.
2. Need to define duties for current and possible new board members; this was not addressed and will be moved to the next meeting.
3. Moving day and time for board meetings. Due to constraints with the club, we will be moving our meeting day to THURSDAY and we will be moving the time up to 5:30 PM.

Homeowner Concerns:

1. Gerry Parsons: Brought us a concern over the noise of the tennis courts at the country club being cleaned and the lights coming on between 4-5 AM. **VP, Ryan Kelley will call to try and come to a friendly resolution.**
2. Juan Ibarra: Brought us a concern over the light fixtures in the carports. They would like us to consider replacing all 14 as they are not pleasing to the eye since we've replaced the roofs. **At this time, we cannot consider replacing them until all work for the special assessment is complete. We need to be extra careful with money.**
3. We received an email from Unit owner, Valerie Hirtz, regarding the filling in and repairing of the hole that resulted from the plumbing fix. **Owner, Lewis Brier has offered to address this. We received a bid to fix it from our new landscaping vendor for over \$700 and he can do it for about \$25.**

Meeting adjourned at 7:39 PM

Next Regular Board Meeting Scheduled for March 23rd, 5:30p at Feathersound Country Club.