

ATLANTIC GARDENS OWNERS' ASSOCIATION, INC.

Organizational Board of Directors' Meeting Minutes

February 2, 2019 at 2:00PM

Recreation Room on Property

8401 N Atlantic Ave, Cape Canaveral, FL 32920

1. Call to Order & Board Quorum Established

The meeting was called to order at 2:07 p.m. Irene Greene-Murphy and Lisa Durgin were present. Janina Day from Showcase Property Management was also present.

2. Proof of Meeting Notice

The meeting notice was mailed to all owners in advance of the meeting per Florida Statute.

3. Approve the May 30, 2018 Board of Directors'/Budget Meeting Minutes

Irene motioned to approve the May 30, 2018 Board of Directors'/Budget Meeting Minutes as presented and Lisa seconded the motion. **MSC.**

4. Appointment of Officers

The Board asked Bernie Butler if he would be willing to serve on the Board again now that he is a new owner. Bernie agreed and was appointed.

5. Board Organization

The new Board organized as follows:

President - Bernie Butler

Vice President- Irene Green-Murphy

Treasurer - Lisa Durgin

6. Old Business/President's Report

- All the sidewalks have been repaired where the old cast iron pipes had to be replaced. The cost was roughly \$26,000. Bernie wants to check with an attorney to see if the community qualifies for any of the state funds available to help with the cost of replacing those pipes.
- A large tree was removed
- A slab leak at the pool was repaired for \$3,500 and the thatched umbrellas have been replaced. The cost of water per unit was briefly discussed.
- Lateral cracks in E Building that were causing water intrusion into the closets below were repaired for \$3,600.
- Unit H-2 still has not been completely repaired from Irma due to the several problems involving the restoration contractor.

7. New Business

- The pavement around the manholes still needs to be repaired
- The parking lot is puddling still needs to be addressed
- Bernie would like to move the dumpster to make room for over-sized items.
- Putting a bike rack on the property was discussed.

8. Open Discussion

- It was reported that there is a sprinkler problem between A and B Buildings
- An owner reported that he was not getting return calls from Showcase staff

9. Adjournment

There being no further business to discuss the meeting was adjourned at 3:14 p.m.