

# MAJESTIC BAY TOWNHOMES CONDOMINIUM ASSOCIATION, INC.

C/O Solutions Property Management of Florida, Inc.  
2235 N Courtenay Pkwy, Suite A,  
Merritt Island, FL 32953

Date: April 26<sup>th</sup> 2018-Located at Community Pool of Majestic Bay Townhomes

## Board Meeting Minutes

1. Call to Order: Meeting was called to order at 6:34 PM by Dan Green.
2. Proof of Notice of Meeting Posting: Agenda and Proof of Notice was mailed to each homeowner and tenant and posted on property more than 48 days in advance of the meeting.
3. Approval of Minutes from last meeting all Board members approved

## Treasure Report-Christine Brown.

1. She has reviewed the reports and is satisfied with the current accounting reports.
2. Suggested to review and plan for mid year meeting to plan for next year budget.
3. Board agrees.

## Hurricane Preparation discussion.

1. Board would like 3 quotes on preventive tree service. Leland tree service has been utilized in the past.
2. Board agrees to 3 quotes to compare to.
3. Board agrees to have this completed by July 2018

## Current Maintenance

1. Board reviewed pest control, may want to revisit reevaluation and bids to compare.
2. Board reviewed pool maintenance and is happy with current vendor.
3. Board happy with Joey Sheer Irrigation technician. May want a complete evaluation of entire system in a few months to maintain maintenance.

## Old Business:

1. Board discussed current bills, up to date and easy transition with new CAM.
2. Annual Registration is completed and taxes have been submitted and completed by Theresa Zorn.

### New Business

1. Pool contractor suggest to extend drainage pipe as erosion happens to naturally develop by pool.
2. Board suggest also a bag of gravel to be installed as well.
3. MOTION to approve- Board agrees.
4. Board says no to late fees for late HOA fees unless 60 days late. Send letter after 2 weeks notification, One month written notification and penalty after 60 days. MOTION to approve, Board agrees.
5. Board wants to possibly take savings account and roll into a CD giving back competitive rate of ROI. Cristine will look into rates and communicate back
6. No other meeting scheduled at this time.

Adjournment: Dan Green made a motion to adjourn the meeting, Christine seconded the motion. All in favor. Meeting adjourned at 6:53PM