

**BAY POINTE VILLAS CONDOMINIUM ASSOCIATION
BUDGET-ANNUAL MEMBERS' & BOARD ORGANIZATIONAL MEETING
MINUTES**

DATE/TIME November 28, 2023, 6:00 PM

Location: Seminole Recreation Center
9100 113th North
Seminole, Fl 33772

ZOOM

BUDGET APPROVAL MEETING

Meeting called to order at 6:20pm by Gloria Reed, Property Manager.

Proof of Notice established by Gloria Reed with proof of certified mailings of budget and notice of meeting.

Quorum of the Board: Kay Lea Scott, President, Karen Murrill, Vice-President (zoom), Karen Gillum, Treasurer, Gregg Cuzzucoli, Secretary and Larry Fineout, Director.

Quorum of the Membership: Total 10 Proxies received and in Person/Zoom

Vote to Waive Financial Reporting: Passed with 9 votes. 1 No

Vote to Roll Over Excess Funds: Passed with 10 votes. 0 No

Motion made by Gregg Cuzzucoli to adopt the 2024 Annual Budget that was mailed to all homeowners; Motion Seconded by Kay Lea Scott. Motion Passed with all board members voting yes.

The meeting was Adjourned at 6: 21pm.

ANNUAL MEMBERSHIP MEETING

Meeting was called to Order at 6:22pm by Property Manager, Gloria Reed

Chairperson of the Meeting was Gloria Reed, Property Manager.

Proof of Notice of the Meeting: Notice was mailed out on September 29, 2023 and October 30, 2023.

Certifying of Proxies and Establish Quorum: Total of 10 proxies received/ owners present, which constitutes a quorum.

The number of candidates running for the Board does not exceed the number of vacancies that exist on the Board.

Directors: The names of the Board of Directors that stated their intent were: Jack Bisson, Gregg Cuzzucoli, Karen Gillum, and Kay Lea Scott.

The Board Members stated they had read and agree to Abide by the Association Documents.

There were no reports from Officers and Committees.

There was no unfinished business presented.

The motion was made by Gregg Cuzzucoli to waive the reading of the minutes for 2022. Motion seconded by Kay Lea Scott. The motion carried.

New Business: None

Open Forum: Issues voiced by owners: Repairs throughout the community.

New Board was seated.

The meeting was Adjourned at 6:26pm.

ORGANIZATIONAL MEETING

The meeting was called to order at 6:30pm.

The Chairperson of the Meeting was Gloria Reed, Property Manager.

Director Positions:

Kay Lea Scott agreed to be President.

Jack Bisson agreed to be Vice President.

Karen Gillum agreed to be Treasurer.

Gregg Cuzzucoli. agreed to be the Secretary.

The Board acknowledged there is one Director position open. Karen Gillum made a motion to place Larry Fineout on the Board. The motion was seconded by Kay Lea Scott. Motion carried with all voting yes.

Larry Fineout agreed to be a Director.

Next Board Meeting: Tuesday, January 16th, 2024.

Meeting Adjourned at 6:45pm.

Minutes prepared by Gloria Reed, Property Manager