

Bordeaux Village I Condominium Association, Inc.
Board of Directors Meeting Minutes
Thursday, January 23, 2025
Location: Feather Sound Country Club

CALL TO ORDER by Holliday Lisowski, President at 5:30 pm

ROLL CALL/ESTABLISH QUORUM: Quorum was established. Holliday Lisowski, President, Lorna Borghese, Treasurer, Ryan Kelly, Vice President, Geoff Dyce, Secretary, Warren Panaccione, Director. Property Manager, Gloria Reed, was also in attendance. There were 7 owners present at this meeting,
Gene Mackay A-104, Alex Malaguti C-101, Gilbert Nieves C-102, Brenda Furlow D-102, Kelly Pilcher D-104, Christine Libbey F-105:

PROOF OF NOTICE: Notice was sent to all owners Jan 21, 2025 by email and BV1 bulletin board.

Approval Of Dec 18, 2024 Meeting Minutes: Motion by Geoff Dyce, 2nd by Lorna Borghese to approve the minutes from the December meeting. Motion unanimously passed.

REPORTS:

Management:

January Financials to be sent out on Feb 10, 2025.

Aging reports have increased.

Web site will have a sign in; this will be emailed to all owners.

Yearend financials to be posted on web site, accessible by sign in.

Discussed sealing of leaking window sill

Discussed current violations; notices have been mailed.

President:

Permit timing extended due to permitting procedures changed by Pinellas County. Permits now are required per building **and** per unit. Owners to complete provided forms and contractor notary at site will notarize.

Unit A-203 would like to rent to a displaced owner during construction. After discussion, Lorna Borghese motioned to approve request and Geoff Dyce 2nd and was unanimously passed.

Vice President: None

Treasurer:

Discussed budget overages from 2024.

Discussed shortages of monthly dues (approximately \$10,000) over the past three months. Notices previously sent out to delinquent owners and discussed sending to attorney.

After filing the necessary paperwork, FEMA has paid out \$300,000 dollars. The association is responsible for the \$30,000 deductible which was borrowed from the operating account.

OLD BUSINESS:

Discussion regarding special assessment tabled for now.

NEW BUSINESS:

Due to hurricane, gutters again need cleaning and parts replaced. No assessment would be required for this work.

Motion by Lorna Borghese to clean and minor repairs. Second by Geoff Dyce. Approved by all.

OPEN FORUM:

Board entertained questions from owners who were present.

Next meeting Feb. 20, 2025

ADJOURNMENT: 6:34 PM