

Golf Villas I Association, Inc.

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Emergency Meeting of the Board of Directors July 9, 2024

The Emergency Meeting of the Board of Directors was called to order at 6:00 p.m. by President Marcy Schneider and was held by Zoom videoconference. Those Board members present were Marcy Schneider, Dean Rook, Kim Blocker and Jeff Ferrell. Absent was Justin Coles. In addition, owners Anita Scott, Wade McGeorge and Ashley Wood were also present. Martha Middleton was present as recording secretary. Mrs. Schneider called a quorum of Board members.

Mrs. Schneider updated the Board on the meeting with the former landscaping contractor, Coastal Bay Landscape on July 3, 2024. The Board intended to give a 30 day notice of termination of his contract, however, Coastal Bay Landscape chose to terminate the contract as of 7/3/24. Therefore, the sole purpose of this meeting is to hire another landscape company to begin immediately.

As of the May 28, 2024, Board meeting, 2 landscaping proposals already had been received, studied and compared and a tentative choice had been made. Therefore, it was moved by Dean Rook and seconded by Kim Blocker to accept the landscaping proposal from Lawn Masters, effective immediately. During the discussion, Mrs. Schneider reported that after a meeting with the Lawn Masters representative on July 5, 2024, all the Board's follow-up questions regarding their proposal were answered satisfactorily. Those questions and concerns included:

- ▶ irrigation repairs and maintenance
- ▶ deficiencies in the general landscaping
- ▶ additional areas needing sod vs. pine straw
- ▶ palm tree trimming
- ▶ pump chemicals and pump repair
- ▶ application of lawn chemicals

With no further discussion, the motion carried unanimously.

In related matters, it was noted that magnolia trees on the BPCA property needed to be trimmed as they produced a hazard to traffic. Mr. Rook recommended that a request be put in writing to BPCA outlining the safety concerns and to protect the association from any potential liability.

Regarding the cancellation of the lawn chemical contract with Turf Pro who was notified on 7/5/24, the Board noted that a signed contract with Turf Pro cannot be located. Until the contractor can produce a valid signed contract, no further action will be taken beyond what they have been paid for the month of July when the contract is terminated. Mrs. Schneider will discuss a reduction in the monthly cost with Lawn Masters for lawn chemicals as Turf Pro is obligated to provide these services until 7/31/24.

With no further business to come before the Board, it was moved by Dean Rook, seconded by Jeff Ferrell and carried unanimously to adjourn the meeting at 6:30 p.m. Following adjournment, a tentative meeting date for another Board meeting was set for July 29, 2024.

Respectfully submitted,

(Mrs.) Martha A. Middleton
Recording Secretary