

ROSEATE COURT HOMEOWNER, INC.

BOARD OF DIRECTORS MEETING MINUTES

DATE: February 13, 2025

TIME: 10:00am

LOCATION: PBC Clubhouse and via ZOOM

Join Zoom Meeting

<https://us06web.zoom.us/j/93469155129>

Meeting ID: 934 6915 5129

Call Meeting to Order: Called to order at 10am.

Establish a Quorum: Sharon Skladany, Jan Bourne, Bill Finch, and Sally Oakley-Smith present. Darcie Simches excused absence.

Approve Previous Meeting Minutes 1/9/2025 MOTION: MOTION made by Jan, seconded by Sally to approve as presented. MOTION passed unanimously.

Master Board updates:

- Gate Survey available for owners at www.pericobclub.com
- Cafe on the Deck (sold old signs, made \$680, which will be spent on entrance beautification)
- Flag pole is being replaced.
- East Boardwalk remains closed.
- Next meeting 2/18 at 10am.

President's Report: Attached.

- Bill thanked volunteers.
- Proposed amendment for 12 month waiting period to rent on new ownership. This will be mailed as part of the annual membership meeting notice and agenda.
- Insurance Committee continues to review options.
- Planning to review and update bylaws and handbook.
- Long Range Planning Committee continues.

Treasurer's Report: Attached.

- Sally reviewed the January 31, 2025 financials.
- Documents available in client portal.

Committee Reports:

ARC: 3 approvals- 1015 Pelican, 1115 Roseate, 1003 Pelican.

Landscaping: Arthur met with new Brightview account manager, Mike.

Tree Management: John and Terry's Tree will review the Courts and Blvd. to assess trimming, post storms.

Irrigation: Keith report the committee is working with Brightview. This is an aging system.

Long Range Planning: Continues.

Pool: going well.

Social: Pool Party tonight at 5pm. February 23rd Take the Long Way Home (travel log). Men's breakfast every Thursday. More information to be sent out regarding Ladies Lunch.

Engineering: Lights are working.

Nominating: No updates, names submitted include: Sharon and Darcie terms expire. Darcie Simches and David Moir submitted their names.

Pickleball Clinic: went well.

Old Business:

Milton Repairs completed.

-Reimbursements are being processed.

Loss Assessment HO-6

-Documents needed are in client portal.

New Business:

MOTION made by Sally, seconded by Jan to approve sending proposed amendment to the declaration to the membership to prohibit owners from renting their unit during the first 12 months of ownership. MOTION passed unanimously.

Insurance Committee Report

-Options being reviewed (HO-6 vs. HO-3). Discussion, no decision.

Next meeting Date: March 13th at 10am

Adjournment: With no further business to discuss, the meeting adjourned at 11:30am.