

MINUTES

March 15, 2022

Annual Membership Meeting

Randy Unwin, Manager, called the Annual Members' Meeting of Port Belleair Condominium II to order at 2:00 p.m. in the community clubhouse.

In attendance for the board were Linda Coyne, Lynne Stenger, Patrick Sheppard, Carolyn Kavunedas and Norma Creety. Donna Raptakis was absent. Randy Unwin, of First Choice, attended.

A quorum of twenty (20) owners was represented.

Linda Coyne moved to approve the minutes of the November 9, 2021 member budget meeting minutes. Norma Creety seconded the motion and all approved.

Officer Reports – None

Election of Directors

Randy Unwin noted only six persons submitted to be candidates for the Board. All persons served during the year ending. Linda Coyne, Norma Creety, Carolyn Kavunedas, Donna Raptakis, Patrick Sheppard, and Lynne Stenger will continue to serve. An organizational meeting to elect officers will follow this member meeting.

Owner Concerns

The following concerns were discussed.

Balustrades on unit 204 are showing cracks. This unit and others should be looked at for repairs.

A post at lanai for unit 103 remains to be replaced.

Vendor access to the attic space above third floor units was discussed, as duct work for the units has been damaged by persons accessing this area. The door to the 3rd floor storage room

should always be locked and owners need to accompany any vendor they are permitting in, check after they are finished. It would also be valuable for the board to be advised so if there is damage found we may know who may have caused it.

There was discussion on the past relocation of A/C compressors for unit 301 and 302.

A storage unit on the first floor was at one time taken over by unit 310. The owner's representative is to be notified to remove any items in storage, as this unit has a storage room on the third floor.

Adjournment: Being no further business of the members Lynne Stenger moved to adjourn the meeting at 2:30 p.m. Norma Creety seconded the motion and it was approved.

Respectfully submitted,

RUnwin

Randy Unwin, LCAM