

Windrush Bay Condominium Association, Inc

Minutes of Workshop Meeting

January 23rd, 2018

A Board of Directors' Workshop of the Windrush Bay Condominium Association Inc., was held on Tuesday, January 23rd, 2018. The president, vice president, secretary and director were present. The meeting was called to order at 8:02 a.m.

Others present: Louis DeSantis & Giancarlo R. Gonzalez Ameritech Association Managers, owners - Jeff & Mary Schram

Items discussed were:

1. Applications - 1 received from 644 for a full time renter
2. Building Maintenance - stucco was done well on the stairs of N building; will use this company for additional stucco work; entry lights are out on the road- discussing options to fix the problem; will get 3 bids for this electrical work; 4 signs to be made for no parking by the laundry room except for O building residents during the point's construction; place a light by the side of 610 for safety on the stairs
3. Grounds -
 1. Pool - Poolworks will be coming to fix the broken tiles covered by warranty; put off painting of the pool deck and fixing the violation of the pool's flow till after the point is completed; plywood will be put up on the pool's fence to help protect the pool during construction;
Seawall - should be starting Feb. 1st, 2018
Patio- on hold
Sprinklers - let owners know how to fix if they find the sprinkler head are raised
4. Finances - CPA Audit for the year ending 2017; A change by Florida Law concerning condo's- may have audit every five years instead of 4 years & may choose the level of audit. A discussion group will meet on Jan. 30 to determine what money is owed by Windrush North and what amount should WRN be paying for the lift station.

Other

Asking Ameritech to also E-mail our foreign owners when it does mailings to ensure these owners receive the information they need.

The meeting was adjourned @ 8:55 a.m.

Judy Sutherland
WBCA Secretary
January 23rd, 2018