

KEY WEST GOLF CLUB HOMEOWNER'S ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
Open Conference Call
Key West, Florida 33040
June 15, 2020
Monday at 6:15 PM

1. CALL TO ORDER

President Bill Buzzi called the Board of Directors meeting to order at 6:25 p.m.

2. DETERMINATION OF QUORUM

President Bill Buzzi, Vice President Robin Mitchell, Treasurer Joe Caso, Secretary Mike Wilbur, and Director Dave Hubbert were present by Video Conference Call. Representing Management were Operations Director Sterling Christian, Community Association Manager Randy Niles, and Tracey Barrera by Video Conference Call.

Attendees sign-in sheet of those who attended by Video and/or Conference Call was taken by management.

3. PROOF OF NOTICE

The Association's Manager Randy Niles provided proof of meeting notice by affidavit.

4. APPROVAL OF MINUTES

Vice President Robin Mitchell moved to approve the May 18, 2020 Board of Directors meeting minutes with two minor grammar changes and one change to the way the Fitness Center motion was written. Treasurer Joe Caso seconded. The motion was passed unanimously.

5. REPORTS OF OFFICERS

President's Report:

President Bill Buzzi:

- Large Pool resurfacing is complete
- All amenities are open for the residents.
- Thanked everyone for the patients with the closings of the amenities during the shutdown.
- Finances are in good shape.

Treasurer's Report:

Treasurer Joe Caso indicated that the Association was in good shape and on track and has attached his monthly year to date report.

Operations Director Sterling Christian reviewed the delinquencies and foreclosure actions reported in the monthly collection report. All assessments are paid.

6. REPORTS OF COMMITTEES

Arc Committee did not meet.

Parking & Security Meeting did not meet

Finance Committee did not meet

7. UNFINISHED BUSINESS

Community Association Manager Randy Niles covered 2020 projects under Management report.

8. NEW BUSINESS

Treasurer Joe Caso brought to the boards attention about having discussion with the city and county about keeping the temporary street light on US-1 at the east entrance to College Rd. He was advised to get a petition started and work with FDOT (Florida Department of Transportation).

President Bill Buzzi asked for Joe to create the petition and he would help to move the process forward.

Secretary Mike Wilbur discussed the pet policy. President Bill Buzzi asked that Mike come up with a proposed change to the documents and come back to the board for review. Operations Director Sterling Christian would look into the State statues and discuss with legal counsel.

Director Dave Hubbert made a motion to reinstate the maintenance/Landscape Committee and nominated owners Carol Lopez, Corretta Odom, Nancy Hubbert, and alternate Eric Hart to the committee. Vice President Robin Mitchel seconded. The motion passed unanimously.

Community Association Manger Randy Niles discussed

- Paving is still scheduled with no set date at this time.
- Outstanding violations on homes and the status of them.
- Discussed the opening of the Pools and Fitness Center. Randy stated that everything is going smooth so far.
- Randy discussed the arrival of the new Fitness Center equipment being in late June early July and would notify residents once a date was established.
- Randy let the board know that the new traffic signs had been ordered and should be received by early mid-July.

Vice President Robin Mitchell moved to ratify the First Right of Refusal for 105 Golf Club Drive, 26 Kingfisher, and 50 Spoonbill. Treasurer Joe Caso seconded. The motion passed unanimously.

Vice President Robin Mitchell provided a real estate update. Please find her attached report.

9. MEMBER INPUT

- 216 GCD – Asked about displaying or posting meeting documents if available. Was thankful for the recycle bin next to the Sanctuary mailboxes. Thanked the board for everything they did during the pandemic closure.
- 172 GCD – Mentioned she would help with the traffic light petition. Questioned the parking pass situation for visitors.
- 34 GCD – Asked about the pet policy discussion and thanked everyone for the work done on the amenities.
- 2 Kestral – asked what was being done about vehicle speeding.
- 24 Kestral – Asked about the waste water situation and if anything could be done about it.
- 22 Merganser – Was very disappointed with the large pool surfacing job, security, not being able to charge his vehicle, and the fence policy. He asked to be noted as being very upset.

10. ADJOURNMENT

Vice President Robin Mitchell moved to adjourn the meeting. Treasurer Joe Caso seconded. The meeting was adjourned at 8:06 p.m.

Respectfully submitted,

Randy Niles
Community Association Manager