

**ROOKERY BAY MAINTENANCE ASSOCIATION, INC.
BOARD OF DIRECTORS BUDGET MEETING**

DATE: **Tuesday, January 30, 2024, at 10am**
PLACE: PBC Clubhouse or Zoom
701 Perico Bay Blvd. Bradenton, FL 34209

MINUTES

1. CALL MEETING TO ORDER & PROOF OF NOTICE: The meeting was called to order at 10:05am. Proof of notice was provided in accordance with FL ST 718 and the association's governing documents.
2. ROLL CALL & DETERMINATION OF QUORUM: A quorum was established with all five board members present; Chris Dutton, Melody Kolb, Jim Elder, Harvey Federman, and Bruce Schoenberg.
3. APPROVAL OF PREVIOUS MINUTES 11/30/2023: MOTION made by Bruce, seconded by Jim to approve as presented. MOTION passed unanimously.
4. UNFINISHED / NEW BUSINESS:
 - Final wrap up of painting - Nicole
 - Status of pool repairs/maintenance, including chair re-strapping - Harvey/Ann/Pat:
 - i. Repaired chairs will be returned on Monday, 2/5.
 - ii. Discussion on recent health department inspections. Pool and spa remain open and safe to use. Pools By Lowell will submit quotes for repairs.
 - iii. Solar heating option was discussed.
 - iv. The current Pool House and equipment was discussed.
 1. Nicole will obtain quotes. David Lee offered to assist.
 - Maintenance update:
 - i. Mulched project is underway. An additional spending limit of \$500 was suggested by Melody. This was approved unanimously by the Board.
 - ii. A power washer was suggested. The Board unanimously approved a budget of \$200 towards a power washer (rent or purchase).
 - Garage door repairs and accessories: The Board and members present unanimously agreed to be paid by owner. Harvey will send Nicole vendor contact.
 - Insurance update: Jim Cirillo, Insurance agent to attend the February meeting.
 - Year-end financial update: awaiting financial reports. Will update at the February meeting.
 - Update on storage boxes: Condensed boxes to two. Savings will be reflected on monthly invoice from Sunstate.
 - Landscape update: Discussion.
 - i. Need estimates for stump removal.
 - ii. Need plant replacement quotes.
 - iii. Including David Lee's request for draining pipe. Downspouts to be secured, buried and some relocated. Bruce and David will meet with a handyman for a quote.
 - House address numbers were discussed. 4inch lettering was suggested.
5. NEXT MEETING DATE: Board February 27th at 10am. Membership March 26th at 10am.
6. ADJOURNMENT: With no further business to discuss, the meeting adjourned at 11:17am.

Submitted by:
Nicole Banks, CAM
Sunstate Management
For the Board of Directors