



Board of Directors Meeting Minutes – Approved

May 9, 2023, at 6 pm

Video Conference Meeting

2906 Busch Lake Blvd., Tampa, FL 33614

1. Call to Order: 6:02 pm by President Talluri
2. Established a Quorum with all Directors present President Talluri, and Directors Lotito and Russo, along with Pamela Curry, LCAM, and six homeowners.
3. Proof of Notice was confirmed by Board that notice was posted onsite.
4. Prior Meeting Minutes: Director Lotito made a motion to approve meeting minutes form 03.28.23, Director Russo seconded, motion passed unanimously.
5. Report of Officers: Director Lotito provided an update on the increase of water usage and the possible reason being the men's pool bathroom toilet running continuously. Both pool bathrooms were repaired by Alvarez Plumbing.
6. Financials/Managers Report provided by Pamela Curry, LCAM, with all Board questions answered.
7. New Business: President Talluri made a motion to maintain a three-seat Board, to accept Derek Nunez offer to join the Board, and accept the resignation of Director Russo, Director Lotito seconded, motion passed unanimously. Motion was made by Director Russo to approve Alvarez Plumbing Estimates # 116399170 & #125687490 at \$6,006.00 each, to repair main line breaks, seconded by President Talluri, motion passed unanimously. Motion made by Director Lotito to approve City Wide Facility Solutions estimate at 306.21 per month to clean pool deck and restrooms, trash removal, and refill waste bags at all 8 pet stations, motioned seconded by President Talluri, motion passed unanimously. Motion made by Director Lotito to approve Oaks estimate # 1829 for tree replacement at \$4000, seconded by Director Russo, motion passed unanimously. Motion was made by Director Lotito to ratify emergency pool bathroom repairs for \$ \$1,775.80 by Alvarez Plumbing, seconded by Director Russo, motion passed unanimously. Board unanimously agreed to table concrete estimates until next meeting, to obtain additional estimates.
8. Next Meeting Date: May 23, 2023, at 6 pm.
9. Adjournment at 7:46 pm with all homeowner questions and concerns addressed.

