

THE VILLAGE ON ISLAND ESTATES  
CONDOMINIUM ASSOCIATION  
240 WINDWARD PASSAGE  
CLEARWATER, FL 33767

**TO:** All board members

**FROM:** Mona DesRosiers, Secretary

**SUBJECT:** Board of Director's Meeting; Tuesday, October 19, 2021 (following 2022 Budget Workshop) @ 4:29 PM; held @ Ameri-Tech Community Management, Inc., 24701 US Hwy 19 North, Suite 102, Clearwater.

**BOARD MEMBERS PRESENT:** Peter Kohut, Paul Ferguson, and Mona DesRosiers.

**BOARD MEMBERS ABSENT:** James Patchett, Charles Giarrizzo

**OTHERS ATTENDING:** Tim Hendrix and see sign in sheet.

**CALL TO ORDER FOR BOARD MEETING:** The meeting was called to order at 4:29 PM by Vice President Peter Kohut.

**CERTIFICATION OF NOTICE:** Secretary Mona DesRosiers reported that the notice for the meeting had been posted on the east and west bulletin boards, which constituted proper notice.

**DETERMINATION OF QUORUM:** Duly posted. Quorum of the board.

**APPROVE/WAIVE MINUTES:** Peter motioned to approve the following Minutes:

- Board of Directors Meeting, August 26, 2021

Paul second, motion carried.

**AGENDA TOPICS:**

**UNDERDRAINS UPDATE:** We asked for and received quotes from Land Precision Corporation for a Topographic Survey in the amount of \$1,750 and from Radar Hawk for scans utilizing ground penetrating radar in the amount of \$700. (See qualifications and terms on proposals). Peter motioned to approve each proposal for the amounts stated, Mona second, motion carried.

**TREE CUTTING UPDATE:** Peckerhead Company came out today (10-19-21) and completed the removal and trimming of the designated trees on our property. The Board is very pleased, and Tim will forward our thanks for a job well done to them.

**ROOFS PRESENTATION UPDATE:** Peter has been working with Michelle at Green Minority Roofing to obtain pricing for new roofs (where needed) using at least two different materials, clay tile and metal. Those prices will be discussed at a future time. Max and Jo Beth, helpful residents, have also been working alongside Peter with obtaining information for all aspects of completing this task. Peter has asked Tim for the last 5 years records of roof repairs with

Albright and Green Minority, and Tim will forward those to Peter. Max shared some thoughts with the Board and attendees.

**ENTRANCE SIGNS UPDATE:** Our entrance signs were installed today (10-19-21), one at each entrance. Discussion followed for illuminating them.

**DOCK REPAIRS UPDATE:** The repairs are currently being assessed at the seating area next to Unit 401. Dockmaster Dennis Owens met with Wilbert to assess and give an estimate for work needed. Wilbert can do the necessary repairs for \$1,400. Peter motioned to approve this estimate, Mona second, motion carried.

**MEETING DATES:**

- Budget Adoption/Approval Meeting will be held November 30, 2021 at 6:00 PM at Ameri-tech. There will be a proxy to waive Fully Funding and to waive the Audit.
- Annual Meeting will be held January 26, 2022 at 6:00 PM at Ameri-tech.

**ANNOUNCEMENTS:**

- It was suggested that we send out a Village Newsletter, to which we will ask for volunteers. Mona will send information to VOIE residents regarding our website.
- Discussion on a type of fence/hedge along the church side of our property and areas on the south side. We have inquired and are waiting to hear updated information.

**ADJOURNMENT:** Paul motioned to adjourn at 5:13 PM, seconded by Peter, motion carried.