

Magdalena Gardens Condominium Association
Board of Directors Meeting
April 16, 2024
Minutes

Call to Order: The meeting was called to order at 2:00 PM at Star Hospitality Management and via Zoom.

Establish a Quorum: A quorum was established with the following present: Linda Christ, Mary Buzzell, Carla Aldburger, and Maureen Preston. Arnie Paradis was absent.

Also present was Sherry Danko, representing Star Hospitality Management.

Proof of Notice: The meeting notice was distributed and posted in accordance with the Bylaws and FL Statute 718.

Approval of Minutes: Carla Aldburger moved, and Mary Buzzell seconded to approve the March 19, 2024 meeting minutes. The motion carried.

Owner Comments on Agenda Items:

2023 tax return.

Quarterly Payments

Flag.

New Business:

Landscaping Discussion and Proposals: Linda Christ met with Nick from the City regarding the removal of the three pines and planting two palms and some shrubs/flowers at the two entrances. Nick did not have an issue with the proposed plan. A permit would be needed to remove the pines.

Treasurer's Report: Mary Buzzell gave an overview of the monthly financials including information on the CDs.

Unfinished Business:

Hurricane Update: Kyle Herring, Strategic Claim Consultants (SCC), provided an overview of the ongoing appraisal process for the claim. He expects the Association's appraiser to publish his findings first. Kyle Herring provided general details about the process and indicated he expects this to be finalized in August. Donnie Karm will be ready to move forward once the settlement is reached.

New Business, cont.:

Umbrellas: Linda Christ reported there had been a request for additional umbrellas at the pool. The Board agreed to no extra spending until the insurance claim is settled. Owners could purchase and use clip on umbrellas on the lounges and chairs. If they do use them, the umbrellas should be removed and taken back to the unit when leaving the pool area. The Board will consider another table and umbrella in the future.

American Flag: There was discussion regarding the installation of a flagpole and American flag. It would be illuminated at night with solar lighting. The cost would be less than \$500 and paid for by donations. The flag itself was donated. One location discussed was between buildings 11 and 15 along the fence by the PGI Civic Association. Another location suggested was left of the oak tree near Building 15.

Welcome Committee: Linda Christ stated that Carla Aldburger and Maureen Preston were putting together a welcome packet for new residents.

Custodial Schedule: The new custodial days will be Tuesday and Thursday.

Ratify Approvals: Mary Buzzell recommended that the Board ratify approvals fat the next Board meeting so there is record in the minutes. . This would typically be for sales and lease approvals.

Next Meeting: May 21, 2024

Owner Comments on Non-Agenda Items:

Oak tree trimming

Parking Rules

Adjournment: Mary Buzzell moved, and Carla Aldburger seconded to adjourn. The motion carried, and the meeting adjourned at 3:03 PM.

Sherry Danko

Sherry Danko, for Maureen Preston, Secretary