

**FOUR SEASONS CONDOMINIUM ASSOCIATION
Board of Directors Meeting
Minutes for May 20, 2020**

The meeting of the Four Seasons Condominium Association was called to order by the President, Pat Petersen. Board members Pat Petersen, James Holmes and Ron Judge were present.

The President asked Ron Judge to read the minutes from the December 18, 2019 Board Meeting.

The President asked for Motion to approve the minutes as read from the December 18, 2019 Board Meeting.

Motion No. 1: To approve the minutes as read from the December 18, 2019 Board Meeting was made by Jim Holmes; seconded by Ron Judge and passed.

The question of vacancies on the Board was raised and in light of the fact that three people had submitted their names for the vacancies, Robert Bennett and Nancy Dittmeirer were appointed by unanimous vote. Nancy was asked to join the other Board members. Robert Bennett was on speaker phone.

The President announced that the first item on the agenda was to approve a contract with Anchor Painting Company to chemically treat and pressure clean the surfaces to be painted on 6 garage exterior building walls and 102 garage doors in the amount of 18,250.00

dollars. (Structural concrete repairs if any are not included)

Motion No. 2: To approve a contract with Anchor Painting Company to chemically treat and pressure clean the surfaces to be painted on 6 garage exterior building walls and 102 garage doors in the amount of 18,250.00 dollars. (Structural concrete repairs if any are not included) was made by Ron Judge; seconded by Jim Holmes and passed.

The President announced that the next item on the agenda was to award a contract to American Custom Restoration to repair two 5 story patio stacks which may include patios 802, 808, 814, 820, 826, 805, 811, 817, 823 829 and 819. To correct water intrusion from a number issues including negative drainage, blocked drainage, lack of proper sealants and coatings, and aged sliding glass doors owned by others. The purpose of this project is to correct the drainage issues and water proof the balconies. In the amount of 153,580.00 dollars.

Motion No. 3: To award a contract to American Custom Restoration to repair two 5 story patio stacks which may include patios 802, 808, 814, 820, 826, 805, 811, 817, 823, 829 and 819. To correct water intrusion from a number issues including negative drainage, blocked drainage, lack of proper sealants and coatings, and aged sliding glass doors owned by others. The purpose of this project is to correct the drainage issues and

water proof the balconies. In the amount of 153,580.00 dollars was made by Jim Holmes; seconded by Ron Judge and passed.

The President made the following information of interest for discussion by the unit owners:

Elevator rust remediation (replace elevator doors) will begin with Building 8 and is expected to last about a week.

The status of boat ramp dock remains with the Corp of Engineers and no new information is available.

A discussion on boat parking security resulted with several suggestions which will be investigated by members of the association who will report at the next meeting.

A proposal to hold board meetings monthly was implemented and future Board meetings will be on the 3rd Wednesday of each month at 7:00 P.M.

Discussion on painting 2 story buildings and the Board will be investigating the options available.

The President announced that the next several items on the agenda are to approve installations or improvements of their units by the unit owners.

Motion No. 4: To give permission to units 807 and 929 to replace their storm doors in accordance with the specifications submitted was made by Jim Holmes; seconded by Ron Judge and passed.

Motion No. 5: To give permission to units 203 and 107 to replace the walkway windows and patio sliding glass doors in accordance with specifications submitted was made by Ron Judge; seconded by Jim Holmes and passed.

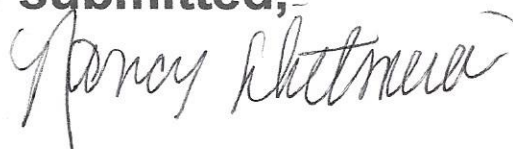
Motion No. 6: To approve the installation of shutters on the walkway windows and the replacements of the hurricane shutters on the patio for unit 509 in accordance with specifications submitted was made by Jim Holmes; seconded by Ron Judge and passed.

Since there was no further business to discuss, the President asked for a motion to adjourn the meeting.

Motion No. 7: To adjourn the meeting was made by Jim Holmes seconded by Ron Judge and passed.

The meeting was adjourned at 9:00 P.M.

Respectfully submitted,

A handwritten signature in cursive script that reads "Nancy Chetner".

Acting Secretary