

Windsor Trace Condominiums Association, Inc.

ANNUAL MEETING MINUTES

11-04-20

7:00 P.M.

Virtual Meeting

Board Members Present	John Baker, John Van Gieson, Webster Andrews
Management Present	Michael Murray TPAM
Homeowners Present	9/12 Lots represented
Establishment of Quorum/Call to Order	With 9/12 lots represented the meeting was called to order at 7:08pm
Meeting Notification/Proof of Notice	Meeting was posted in accordance with Florida Statutes and the governing documents. The meeting had 2 ways of connecting through Google Meets at: meet.google.com/bth-hqxa-axx or by phone at: (US) +1 585-563-4516 PIN: 680 603 276#
Community Update	<p>Michael Murray went through a Power Point showing some issues that have been addressed for the 2020 year. There was discussion on the replaced trees at the front, pine straw, park maintenance, fence maintenance, the old trees that are not in great shape and irrigation issues.</p> <p>John Baker updated the community with progress and situations he dealt with within the past year.</p> <p>It was noted that the new landscaper (Frank Antonio) was doing very well.</p> <p>There was discussion on the upcoming needs and wants of the association members. Items discussed included but not limited mole treatment, insect treatment, fertilization, and plants around homes.</p> <p>TPAM will reach out to the vendors so the association can figure out options for the insects and moles.</p> <p>There was a question about insurance policy and if the current policy has sink holes as exempt or</p>

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	<p>not.</p> <p>There was discussion about the main road and if/when the city may take it over and what is a comfortable amount to hold in savings for major repair/replacement costs.</p>
Budget	<p>The 2021 budget was introduced and discussed. After discussion, a motion was made to accept the 2021 budget as presented with a Quarterly assessment of \$750 per lot by Donna Blanton and second by Greg, motion passed. The fees will increase from \$705 to \$750 for the 2021 year.</p>
Election of Board Members	<p>There were 3 people that submitted their names to volunteer to sit on the board of directors:</p> <p>The floor was open for any other volunteers and there was no more interest.</p> <p>John Baker Andrew Webster John Van Gieson</p> <p>Volunteered to remain on the board for another term. A motion was and second and passed unanimously. The board members and their officer roles will remain the same.</p>
New Business	<p>NA</p>
Next Meeting	<p>TBD, but members would like to have meeting earlier in 2021 than late fall.</p>
Adjournment	<p>With no further business there was a motion to adjourn, 2nd, and unanimously passed. Meeting was adjourned at 8:21 p.m.</p>