

Riverview South Condominium Association, Inc.

601 SE 5TH CT | Fort Lauderdale, Florida 33301

NOTICE OF MEETING

Date & Time: Tuesday, January 31, 2023 at 6:00 p.m.
Location: ZOOM.US // Meeting ID: 976 5902 0154 // Meeting Passcode: k w p 8 2 M
Phone: 1-646-558-8656

AGENDA

- i. ~~6:03PM~~ Waiver Tuesday, December 27, 2022 ~~PS~~ None Adopted
- ii. 2023.01.31 — Table to full board.
- iii. 2023.01.06 — Follow-up email performed. No approvals received other than Kondapuram.
- b. Attic Access Covers:
 - i. Repairs to occur with laundry room modification(s).
 - ii. 2022.12.31 — \$ 100.00 (late fees on rent for Unit #105)
 - iii. 2023.01.27 — \$2,861.92
 - iv. No responses received other than Kondapuram.
 - v. Next Meeting: Tuesday, February 28, 2023 at 6:00 pm
 - 1. Send via Resident Center; Post to website (PDF Fillable)
- c. Nomination of Election Committee:
 - i. Board Members may not be a part of this committee.
 - ii. Election is scheduled for March 16, 2023 at 6:00 pm.
 - 1. Hold election via Zoom. (Mgr to check legal advice.)
- d. **INSURANCE:**
 - i. The Association is currently without a Wind Insurance Policy.
 - ii. No carriers would approve the application, even with the improvements that have been done over the years.
- e. The Insurance Broker is making application to Citizens. The goal is to have Citizens retroactively cover the Association back to 28 JAN 2023.

28 NOV 2022 — 28 NOV 2022 — 28 NOV 2022 — Next Meeting is Scheduled for: Tuesday,
February 28, 2023 at 6:00 pm via Zoom ~~DS~~ None ~~6:37~~ pm

MEETING MINUTES

Tuesday, December 27, 2022 at 6:00 pm

Budget Adoption Meeting

1. Call to order [6:02 pm](#)
2. Notice of Meeting: (a) Posted at property; (b) Affidavit of Mailing; (c) Website;
3. Quorum of the Board: [\(P\) Kondapuram](#); [\(T\) Schank](#); [\(D\) Sperling](#); [\(VP\) Passey](#);
4. Members Present:
 - a. [202 – Eliyakim](#);
5. FISCAL YEAR 2023 OPERATING BUDGET (on reverse side):
 - a. Motion to approve: [\(D\)](#); [Second: \(T\)](#); [Opposed: None](#); Motion adopted, FY2023 Budget Adopted.
 - b. Motion to approve pro-rata increase over APR, JUL, OCT 2023 Payments with language specifying increases due to insurance, SB-4 conformity. Motion: [\(D\)](#); [Second: \(T\)](#); [Opposed: None](#); Motion Adopted.
6. Architectural Alteration Vote: Laundry Room Floor
 - a. [Requires](#)
7. Architectural Alteration Vote: Building Paint Color(s)
 - a. [Requires](#)
8. 2023 Annual Meeting / Election: Thursday, March 16, 2023 at 6:00 p.m., local time via Zoom
 - a. Call for Nominees (enclosed) due by Thursday, February 16, 2023.
9. Next Meeting: Tuesday, January 31, 2023 at 6:00 p.m., local time
10. Reschedule of Architectural Alteration Vote: Tuesday, January 31, 2023 at 6:00 p.m., local time
11. Laundry Room — Repairs made to washers;
12. Adjournment Motion: [\(D\)](#); [Second: \(VP\)](#); [Objections: None](#); Adjourned: 6:36 p.m.