

APPROVED MINUTES

Village at Haile Condominium Association, Inc. Board of Directors Meeting May 1, 2025

The Village at Haile Condominium Association, Inc. Board of Directors meeting was held IN PERSON and virtually via Zoom –

Meeting ID: 206 177 0193 Passcode: Blackwell

Board Members Present In Person or Zoom: Lisa Hawkins, Karen Fournier, Shannon Obrien, and Donna Millet. **Quorum and Call to Order:** The meeting was called to order at 6pm by Lisa Hawkins and a quorum of the board was present. **Proof of Meeting Notice:** The meeting was noticed on-site in accordance with Florida State Statutes and the Associations Governing Documents.

Approval of March 27, 2025, Draft Minutes – Karen made a motion to approved the draft minutes with minor edits 3 windows as required and Board may appoint a new member at a later date, not 2nd quarter. **Donna seconded.** The motion passed unanimously.

Insurance Renewal Quote for 2025-2026–

Lisa made a motion to approve the 5 new condo insurance policies and the financing agreement for all 2025-2026 policies by King Insurance. **Donna seconded.** The motion passed unanimously.

Phase 1 Milestone, Part 1: Lisa made a motion to approve the GSP Engineer Destructive Testing estimate and for work to begin on April 29, 2025; **\$13,475 (50% down due) is to be paid from Reserves.** **Shannon seconded.** The motion passed unanimously. The Board reiterated that SIRS and Milestone Inspection Reports have been posted and reported as required.

Reaffirm \$5,126 for Cutting Edge: Lisa made a motion to reaffirm approval (signed the estimate also) for **B202 restoration work to be paid from reserves.** **Shannon seconded.** The motion passed unanimously.

Gator Fire UL Testing: Donna made a motion to approve testing of building H for UL testing (next). **Shannon seconded.** The motion passed unanimously. To date, Buildings E, F, C, and D have all passed the required testing and are no longer red-tagged. The Fire Marshall is in contact with Gator Fire and is tracking the progress. The motion passed unanimously.

New Roof Status: Lisa made a motion to hire Cutting Edge (vs. J&S Roofing for these bldgs. Only) to complete the building D and building K roof replacements and related repairs as required to satisfy GSP reporting requirements. The GSP Engineering report is forthcoming. **Shannon seconded.** The motion passed unanimously.

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2025 Meeting Dates/ Set:

No Board Meetings in June 2025. The 2026 Meetings are as follows: Budget Meeting November 6th. November 13th Annual Meeting. There will be no meetings in December 2025 or January 2026.

Schedule Next Meeting

May 15, 2025 @ 6PM.

Adjournment

There being no further business, the meeting was properly adjourned at 7:46 pm.

APPROVED 5.15.2025