

**Inverness Village Condominium Association
Board of Directors Meeting
March 23, 2021 at 6:00PM
Clubhouse
2400 Forest Drive, Inverness, FL 34453**

BOARD OF DIRECTORS MEMBERS IN ATTENDANCE

Lucy Harmon, Secretary
Dennis Schmidt, President
Diane Booker, Treasurer
Phyllis Helt, Vice President
Jerry Flanders, Director at Large

OTHERS IN ATTENDANCE

Lori Anderson, VSC, CAM

CALL TO ORDER

The meeting was called to order on March 23, 2021 by President Dennis Schmidt at 6:01 PM. A quorum was established with four (4) board members in attendance, in person and via phone.

PLEDGE OF ALLEGIANCE

PROOF OF NOTICE

Notice of meeting, as per statute, was posted to the membership on March 21, 2021.

MINUTES

A **MOTION** was made by Dennis Schmidt, President to table the adoption of the minutes from the January 25, 2021 and March 2, 2021, board meetings. The motion was seconded by Lucy Harmon, Secretary. **ALL IN FAVOR.**

A **MOTION** was made to by Dennis Schmidt, President to approve the agenda for the night's meeting. The motion was seconded by Lucy Harmon, Secretary. **ALL IN FAVOR.**

OFFICER/COMMITTEE REPORTS

Treasurer - Waived.

Grounds/Building Committee

- Mulch - 1st weekend in April. Irrigation system all zones checked; replaced heads; problems found zone 6 wire cut; Each zone ran for 15 minutes.
- Estimate water usage – talked to city Thursday/Sunday; city will tell water usage for cost.

Architectural/Landscape Committee

A **MOTION** was made by Lucy Harmon, Secretary to approve Hanley, Unit 102 request to run new phone line. The motion was seconded by Jerry Flanders, Director at Large. **ALL IN FAVOR.**

A **MOTION** was made by Jerry Flanders, Director at Large to approve Reynolds, Unit 141 request to raise and reset pavers in edging. The motion was seconded by Phyllis Helt, Vice President. **ALL IN FAVOR.**

PRESIDENT'S REPORT

- Annual meeting – quorum issue; 10 months from today
- Office person status – 10 a.m. to 2 p.m., Tuesday, Wednesday, & Thursday
- Rules & Regulation Committee- reappoint committee; meet to send and review (Shayla from Becker and Polliakof – check for vote by membership or board)
- Weekly BOD meeting – shorter and faster

VSC CAM REPORT

- Sentry Transition - \$90.00 off expenditures; reconciliation off
- A **MOTION** was made by Dennis Schmidt to adjust the balance to \$90.00 or less for the purpose of reconciling the books for transition purposes. The motion was seconded by Lucy Harmon. **ALL IN FAVOR.**

VSC transition status will be provided in two weeks.

Accounting and TOPS

- Scanner and laptop will be placed onsite to process checks locally.
- Alliance portal has been set up for online payment process.
- All invoices are emailed to invoices@villageservices.net and will be cut for hand delivery to obtain signature then mailed.
- Bank signature cards have been updated – Alliance will need to go to Brannen Bank

Board certifications – anyone who has not taken the course needs to

OLD BUSINESS

Gutters – clean out and explore gutter guards for 13 buildings.

A **Motion** was made to accept the bid from Citrus Roof and Repair by Jerry Flanders, Director at Large. The motion was seconded by Phyllis Helt, Vice President. **ALL IN FAVOR.**

A **MOTION** was made to write off the \$1250.00 from Unit 103, Golden Estate, by Phyllis Helt. The motion was seconded by Jerry Flanders, Director at Large. **ALL IN FAVOR.**

NEW BUSINESS

Maintenance Personnel – Jerry Swearer was hired; paperwork is in process.

IVCA Cell Phone – Management recommended purchasing a Walmart total wireless.

New Attorney – tabled

IVCA Credit Card – Management will contact Alliance bank to see if they can obtain a credit card.

A **MOTION** was made to amend previously approved personnel policies by Dennis Schmidt, President. The motion was seconded by Jerry Flanders. **ALL IN FAVOR.**

A **MOTION** was made to draft a memo regarding overflow lot violations by Dennis Schmidt, President. The motion was seconded by Jerry Flanders. **ALL IN FAVOR.**

ADJOURNMENT

With there being no other business, a **MOTION** was made by Lucy Harmon, Secretary to adjourn the meeting at 7:21 PM. The motion was seconded by Jerry Flanders, Vice President. **ALL IN FAVOR.**

Next Board Meeting – April 1, 2021

Approved _____

Date _____

Lucy Harmon
March 23, 2021