

AVELLINO ISLES CONDOMINIUM ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
January 29, 2024

Directors Present: Bill Mullins, Ann Graham, Robert Horowitz,
Representing Gulf Breeze Management Services Inc.: Cathy Avenatti, CAM

Cathy Avenatti called the meeting to order at 3:00pm and certified that a quorum was established.

PROOF OF NOTICE OF MEETING

Cathy Avenatti certified that the meeting was properly noticed with the agenda posted prior to the meeting.

APPROVAL OF THE PREVIOUS MINUTES

Motion: Ann Graham made the motion to approve the Board Meeting minutes dated December 18, 2023, and the Organizational Meeting Minutes dated January 22, 2024. Rob Horowitz seconded the motion. All were in favor and the motion passed.

NEW BUSINESS

Appointment of new board member

MOTION: Bill Mullins made the motion to appoint Rick Feldt as the new board member filling one of the empty positions. Rick will be a Director on the 2024 Board of Directors and will have a 2 year term. Ann Graham seconded the motion. All were in favor and the motion passed.

Rick comes with a great deal of experience along with doing an outstanding job of watching over the clubhouse, gates, and pool area. Welcome Rick!

Approve Socotec Contract

MOTION: Ann Graham made the motion to approve the Socotec Contract. Bill Mullins seconded the motion. All were in favor and the motion passed.

OLD BUSINESS

Painting Update – Ann Graham gave a brief update on the painting contract. The board is waiting on Elias to send back the contract with the updates requested. This contract should be signed this week.

Roofing Update – The contract with Advanced Roofing was signed on January 23, 2024 and tiles have been ordered.

Socotec – Ann gave a brief update on the contract. A meeting was held on January 25 to go over the contract. There were a few minor changes and the board is hoping to get it signed this week.

Future Board Meetings – Future board meetings will be held the 4th Monday at the end of each quarter. Should there be a need for more meetings to conduct association business, the board will schedule as needed. Dates will be published.

ADJOURNMENT

Ann Graham made a motion to adjourn the meeting at 3:04pm. Rob Horowitz seconded the motion. All were in favor and meeting was adjourned.

Cathy Avenatti, CAM, Property Manager
Avellino Isles Condominium Assoc., Inc.