

Sandal Cove II Association, Inc.

Board of Directors Meeting Minutes

Date: Thursday, May 29, 2025

Time: 4:08 PM – 5:50 PM

Location: Ameri-Tech office and Zoom

Call to Order

The meeting was called to order at 4:08 PM.

Roll Call

Present: Bob Wilson, Tony Dale, Rhea Clunan, Cynthia Dominick

Via Zoom: Chris Biziak, Linda, Dave P., Walt, Lori Lima

In Person: Donna, Sandi, Lance, Kris, Greg DeCosmo, Fitzzy/Sheryl, Gerry, Dennis/Julie

Opening Remarks

The newly elected Board of Directors was introduced. Upcoming Board and election timelines were reviewed. The Board discussed prioritizing and ranking all ongoing and upcoming projects based on urgency and importance.

Project Rankings and Discussions

Projects were discussed and categorized by priority levels.

P1 Priority: Unit 1009-101 Sealing Slab, Fire Alarm (Bldg 1009), Electrical Issues (Wall Junction Box, Fountain Cord, Retaining Wall), Second Floor Railings, Rotted Fascia, Rotted Exterior (Lanai areas)

P2 Priority: Lighting, Security Cameras, Pool Signs

P3 Priority: Garden Bed Collapse, Gutters, Plumbing Shut Off Valves, Landscaping, Parking Lot Paving, Smoking Policy Letter, Painting, Tree Trimming

Approved Motions

Motion: Approve CUTRITE quote of \$2,160 for waterproofing and drainage repair at B1009/101

Motion by: Rhea Clunan

Second by: Tony Dale

Vote: Approved unanimously

Motion: Approve lanai screening authorization for resident Fitzy

Motion by: Rhea Clunan

Second by: Tony Dale

Vote: Approved unanimously

Task Assignments

Angela to:

- Follow up with Lowe's for garden bed box quotes
- Send approval and schedule CUTRITE work at B1009/101
- Supply required paint for the CUTRITE project
- Send landscaping contract to Bob
- Schedule tree trimming/hurricane prep quote with Aiden's
- Review \$8,000 insurance account item
- Contact Piper or alternative fire alarm vendors
- Schedule Guardian Electrical work
- Draft letter of lanai screening approval for Fitzy
- Support creation of new Gmail for SC2 and migrate old emails

Board Members to:

- Review project priorities, contractor requirements, and lighting plans
- Evaluate use of A&B Aquatics for temporary pond algae treatments
- Coordinate pond fountain trenching (Bob and Tony)
- Hold emergency planning meeting (Scheduled for June 4 at 4 PM)
- Post meeting agenda prior to June 4

Greg to:

- Provide contractor contacts from previous years
- Share Amazon order details for aerators with Board

Tony to:

- Draft and share a mission statement for BoD review

Other Discussions

Topics included condition of building elements, resident education, safety/code compliance, communication improvements including a website newsletter, FAQ section, and hurricane preparation.

Adjournment

Motion: Rhea Clunan

Second: Tony Dale

Vote: Approved unanimously

Meeting adjourned at 5:50 PM.