

9th Fairway  
Minutes of Meeting held on Thurs, Oct 24,2024

President Jim Knapp called the meeting to order at 4:10 PM

Board members present were: Jim Knapp, Jim Bouldin, Erick Lorenz, Susie Kraemer, Carol Starr and Scott Vignery (property manager). A quorum was established.

Minutes were read and approved

#### President's Report

There was a discussion on the damage of the roof of 1900 due to the hurricane which damaged many units on the fourth floor. Next Generation Roofing Contractors placed a patch on the 1900 roof as soon as it was safe to do so. A discussion followed about replacing 1800 and 1900 roofs, a special assessment to replace the roofs, FEMA (SBA loan) to pay for one or two roofs and having three bids. More information needs to be gathered about different options and combinations of options to pay for the roofs.

#### Treasurer's Report

Given by Scott. Balance sheets were read.

#### Old Business

- A new pool pump was installed for approximately \$5,800
- Distribution of key fobs is near completion

#### New Business

- Scott stated new condo laws for the board was 4-5 hours of mandatory classes that have to be completed by June 2025.
- There were leaks in units 1937, 1938, 1943, 1945, 1947 and 1948. Some of the damage is the responsibility of the HOA and some is the unit owners
- 1800 and 1900 elevators were out but reset. 1700 elevator needed work and was out for four days.
- Debris was picked up by the lawn crew
- Commons are raising our dues about \$50/month
- New board members are badly needed. Please consider running for an office. If we don't have a board the state will take over which would be expensive and the owners would have no say in any decisions.

Next meeting will be on Nov. 21, 2024. Note, it's the third Thursday not the fourth.

Meeting was adjourned at 5:05 PM

