



AQUARIUS CONDOMINIUM ASSOCIATION, INC.

Aquarius Condominium Association, Inc.
Board of Directors Meeting
July 21st, 2016
Cascade Room
6:30PM

MEETING MINUTES

Board of Directors:

Present:

Bhagwan Gupta, President
Victor Rocha, Treasurer
Linda Satz, Secretary
Stephen Arginteanu, Director

Property Manager: David Slavin, LCAM

Regional Manager: Billy Coleman

- **Call Meeting to Order:** Meeting was called to order at 6:33PM
- **Proof of Notice:** Was provided by Management.
- **Establish a Quorum / Roll Call:** A quorum was present. All in attendance, except for Cecilio Berndsen.
- **Ratification of Minutes** All approved 1st Linda Satz and 2nd Victor Rocha
- **Motion to Request: Stephen,** Made a motion with intent to make meetings more efficient to limit all discussions to agenda items. 1st President, 2nd Director. **Motion Passed. Unanimously**
- **President Report**
 - As of July 20th 45% of the FOBS have been registered
 - After the 1st of August we will be contacting people to have them file the necessary information;
 - **Outstanding open Permit(s) 2 Permits**

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Hanes and Hurricane Shutters 2014- Has since been closed;

Valet Deck Work- Herman the plumber worked with the company that has this violation permit in question. Herman has reported that he has been attempting to get an appointment with the City to get this Permit closed but has not been successful as of yet.

- Introduction to new concierge Yicell Suriel
- Motion to Request Existing Application Fees to be in line with state statute.
Motion Passed Unanimously

- **Regional Manager Report**

- **Financial were reported**

- The Association is in the black for \$175.00
 - The President discussed the date and time to have the Reserve Study 5 firms to be included for presentation.
 - Regional Manager to contact Banco Popular to see that the line of credit extended for another year for the same interest rate. 1st Treasure and 2nd Director Motion Passed Unanimously.
 - Swing Stage Inspection- Notice will be going out to unit owners regarding inspections balconies;
 - East Pool is ok on a temporary basis according to the letter. Engineer will make weekly inspections to insure no further damage has occurred to the structure of the pool.
 - Gym bathroom 3 bids (T&T, Ocean and RobMar, 4th vendor declined to submit), Motion was made to accept bid from T & T by Treasure and 2nd Secretary. T&T bid was \$169,429. Motion Passed Unanimously
 - Best Roofing has been chosen to start August 15, 2016 -End Date: September 15, 2016. If no delays are experienced with Permit, the gym roof will start as scheduled.
 - The North Tower AC is work has been completed;
 - The South Towers AC is not working to full capacity. They are ordering a part.
 - Fire Alarm System 95% of the work is done; Nearing completion depending on the City.
 - A Duct Alarm is required by Premier at a cost of \$2500.00. The work has been authorized.

- **Adjournment:** Meeting was adjourned 7:18 p.m. Motion made by Secretary. Approved Unanimously.