

**FLORENCIA AT THE COLONY CONDOMINIUM ASSOCIATION  
BOARD MEETING MINUTES**

**May 19, 2021**

**Approved**

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**BOARD MEMBERS IN ATTENDANCE AND VIDEO CONFERENCE**

George	President
BauernfeindTahira	Vice
Hira	President
Bill Prakup	Treasurer
Art Lehrer	Director
Dennis Weller	Secretary

**OTHERS PRESENT IN PERSON**

Lyn Haars, Community Association Manager

**I. CALL TO ORDER**

Mr. Prakup called the meeting to order at 9:05 a.m. on the above date in a Go-To-Webinar virtual setting.

**II. PROOF OF NOTICE OF MEETING**

Ms. Haars announced that the notice for this meeting was posted in accordance with bylaws and statutory requirements.

**III. VERIFICATION OF A QUORUM**

Ms. Haars confirmed that a quorum was present virtually.

**IV. APPROVAL OF MINUTES**

A motion was made by Mrs. Hira to approve the April 21, 2021 Board Meeting Minutes. The motion was seconded by Mr. Bauernfeind and passed unanimously.

**V. TREASURER'S REPORT-** Mr. Prakup reported on the April 2021 financials. Overall, expenses are on plan and guest suite income is "up".

*A motion was made by Mrs. Hira to approve the April 2021 financial reports. The motion was seconded by Mr. Lehrer and passed unanimously.*

Mr. Prakup also reported that there is a possibility of changing Association banking. Research is being done.

**VI. MANAGER'S REPORT**

**A. Updates:**

- The RGD engineer continues to do research on the RTU replacement.
- A different electrical company has been contacted about adding outlets in the garage.

**B. In-Process:**

- The spa continues to have a leak. One leak was repaired and there is still another.
- A building walk-around was done by the Board of Directors. A list has been compiled for work to be done and will be completed by Rick and Byron this summer.
- The elevator upgrades of the CPU boards along with the work needed to meet FL statutes will be done at a later time.

**C. New:**

- The hand weights in the Fitness Center are showing signs of wear and tear. Pricing for new weights is being gathered.
- Some of the cabana material is torn. The company who installed them will be coming out to repair.
- The Florencia staff has been short-staffed for some time now. The Front Desk hours will be shortened for some of the upcoming weekends.

**VII. NEW BUSINESS**

**Covid Restrictions:** A motion was made and seconded to lift current building restrictions pertaining to Covid. A discussion was then held of the Board members with input from the unit owners present on the call pertaining to the lifting of building restrictions pertaining to COVID. Taking into consideration input from the discussion, the following **amended motion was made by Mr. Prakash, seconded by Mr. Lehrer, and passed unanimously. See attached**

In the September meeting, the Board will reconsider the mask directive.

**VIII. PRESIDENTS COMMENTS**

Mr. Bauernfeind briefly spoke about a resident request regarding mosquito abatement for the west lanais. The Association has not addressed mosquito abatement as this is the responsibility of The Colony and Lee County.

**IX. UNIT OWNERS QUESTIONS/COMMENTS**

There were no additional unit owner questions/comments.

**X. NEXT SCHEDULED BOARD MEETING DATE - September 15, 2021, at 9:00 a.m.**

**XIV. ADJOURNMENT**

*Mrs. Hira made a motion to adjourn at 10:20 a.m. The motion was seconded by Mr. Lehrer and passed unanimously.*

Respectfully submitted,

Dennis Weller,

Secretary

## **Florescia Lifting of COVID restrictions-**

Effective today, May 19, 2021, the Florescia Board of Directors made the decision to lift COVID restrictions for the building with the following exceptions.

- Residents and guests who are not fully vaccinated are to wear a mask when in the interior common areas of the building.
- All vendors, cleaning crews, other contractors, realtors, and guests with realtors must continue to wear masks when in the interior common areas of the building.

Residents and their guests who are fully vaccinated and have completed the prescribed postvaccination waiting period will no longer be required to wear masks in the interior common areas of the building.

Florescia staff will continue to wear masks until they are fully vaccinated, and they have completed the postvaccination waiting period. This will also apply to any new hires or temporary workers.

The Florescia Board of Directors will continue to monitor the COVID situation and reserve the right to change any of the above.