

**PARKSIDE OF ONE BAYSHORE  
CONDOMINIUM ASSOCIATION, INC.  
ORGANIZATIONAL BOARD OF DIRECTORS MEETING  
APPROVED MINUTES**

DATE:	TUESDAY, OCTOBER 18, 2011
TIME:	IMMEDIATELY FOLLOWING THE ANNUAL MEETING
PLACE:	FITNESS CENTER - 275 BAYSHORE BLVD.

- I) CALL TO ORDER – The meeting was called to order at 8:08 pm.
- II) ROLL CALL – The Board members present were George Jennings, Lori Watson, Jason Barrett, Veronica Bazarte. Bernard Perez was absent. CAM Susan Thomas was also present.
- III) ELECTION OF OFFICERS  
Lori Watson made the motion to elect Jason Barrett as the President of the Board and Veronica Bazarte as Vice President. The motion was seconded by George Jennings. A vote was taken and the motion passed, 4-0.  
George Jennings made the motion to elect Lori Watson as the Treasurer. The motion was seconded by Veronica Bazarte. A vote was taken and the motion passed, 4-0.  
Lori Watson made the motion to elect George Jennings as the Secretary. The motion was seconded by Jason Barrett. A vote was taken and the motion passed, 4-0.  
Bernard Perez will be the Director-at-Large.
- IV) MANAGERS REPORT – Susan Thomas, CMCA, AMS-Greenacre Properties, Inc.
- V) APPROVAL OF MEETING MINUTES – Lori Watson made the motion to approve the board meeting minutes dated September 20, 2011. The motion was seconded by Veronica Bazarte. A vote was taken and the motion passed, 4-0.
- VI) BUSINESS
- A) Fire Alarm & Sprinkler Inspection – The inspection is on the schedule for Nov 1-3, 2011.
- B) Amendments to the Rules & Regulations – There will be changes made to 4 current Rules & Regulations made at the next Board Meeting.
- C) Conducting Background Checks on Unit Sales – Consideration of adding conducting criminal background checks to the sale or transfer of units' approval process will be done at the next board meeting.
- D) Flug Tag Follow up and Gasparilla Plans – Discussion about having a catered bbq, tent, table and chairs during the Gasparilla event occurred.
- E) Designation of Signatories on Association Bank Accounts  
George Jennings made the motion to designate President Jason Barrett, Treasurer Lori Watson and Vice President Veronica Bazarte as the signatories. Veronica Bazarte seconded the motion. A vote was taken and the motion passed, 4-0.
- F) Designation of Board Liaison to Legal and Management  
Veronica Bazarte made the motion to designate Jason Barrett and Lori Watson as Co-Board Liasons to Legal and Management. George Jennings seconded the motion. A vote was taken and the motion passed, 4-0.
- G) Procedures for Board Receipt of Board Meeting Information –  
Veronica Bazarte made the motion to have the board meeting packet printed and the hard copies be hand delivered to the board. Jason Barrett seconded the motion. A vote was taken and the motion passed, 4-0.
- H) Limited Authorities Granted  
George Jennings made the motion that the CAM has \$500.00 limited spending authority for normal maintenance and reoccurring maintenance issues. The CAM is to use discretion for reoccurring maintenance issues above the limit. The decision is to be ratified at the next

board meeting. Veronica Bazarte seconded the motion. A vote was taken and the motion passed, 4-0.

I) Board Orientation Meeting Dates and monthly board meeting dates –

Lori Watson made the motion to schedule the monthly board meeting on the third Monday of each month. Veronica Bazarte seconded the motion. A vote was taken and the motion passed, 4-0.

The CAM is to provide three possible dates via email to the Board so they can decide the board orientation meeting date and time.

VII) ADJOURNMENT

Lori Watson made the motion to adjourn the meeting. Veronica Bazarte seconded the motion. A vote was taken and the motion passed, 4-0. The meeting adjourned at 9:11 pm.

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Respectfully submitted by:  
Susan Thomas, AMS  
Greenacre Properties, Inc.

Approved by: \_\_\_\_\_ Date: \_\_\_\_\_