

GARISON WAY VILLAS OWNERS ASSOCIATION, INC.

Board Meeting
February 28, 2022
6:00 PM
The Links Clubhouse
10000 SW 52nd Avenue
Gainesville, FL 32608

Location

The Links Clubhouse, 10000 SW 52nd Avenue, Gainesville, FL 32606

Call to Order

The meeting was called to order at 6:05 PM.

Attendance, Quorum of Board Members

Board Member present were Michele Taylor-Caldwell, and Bill Woodward. Representative from Guardian Association Management was Kelly Burch. Quorum was established.

Reading of the minutes of the last meeting, or waiver

Michele made a motion to approve the minutes of the January 10, 2022 Board Meeting as amended. It was seconded by Bill and approved unanimously.

Old Business

Re-Roof at 3532 & 3524: Bids for re-roofing were discussed. Michele made a motion to proceed with the bid from Worthmann Roofing. It was seconded by Bill and approved unanimously. Kelly was asked to find out what the algae warranty was and to find out if the garage is included in the re-roof. It was decided that if the funds from M&T Bank were collected and the funds from the previous owner were collected, the amount of \$11,348.72 should be put into the Roof Reserve 1st 6 Buildings to reduce the amount that would be needed for the roof work.

New Business:

Prioritize Walk Through Items – Kelly was provided direction to obtain bids for the wall between Bill and Mendez, and then the window trim, back garages, doors and trim boards.

Other: It was noted that there were repairs needed to the pavement as water puddles in the road. Kelly was asked to look in the documents to find out if the road belonged to the Master Association or the Villas.

The cost of a Reserve Study was discussed as well as the options of having it upgraded with additional years analyzed. Michele made a motion to move forward with Option 1 of the reserve study. Bill seconded the motion, and it was approved unanimously.

Adjournment

Being no further business, the meeting was adjourned at 7:33 PM

Respectfully submitted by Kelly Burch, CAM