

Board of Directors meeting minutes
Springwood II villas Association
August 26,2025 7 PM

Meeting called to order by Julie Viers at 7:00 pm

Present: James M, Julie V, Phyllis S, Mary Y,Nicole M ,Daisy D, Rich H, Terri W

Determination of Quorum (7)

approved and waived minutes of last BOD meeting Nicole motioned,

Mary 2nd, all in favor

Report from Manager James M

- Annual Fire Safety inspection was 8/12 fire extinguishers, and emergency light passed report can be given upon request.
- Servpro inspected 5457 Orange Blossom Rd. report to follow
- Pool service reports received and reviewed. We are up to code.
- Key financial highlights: operating expenses are under the budgeted amount resulting in a favorable variance of \$92,054.87; Outstanding homeowners balance \$58,006.52
- Administrative update: there will be a 10% increase on our insurance for next year

Report from treasurer

Operating funds for August : \$611,009.00 Total assets: 1,246,447.00

Total operating expenses. \$67,006.00 Total Delinquencies \$ 58,006.00

Committees

Pool - need first aid kit in women's restroom

Rule committee- 2024 rules have been completed and approved, working on next year's rules

Business:

Completed:

Dead palm trees have been removed; trees have been trimmed for hurricane prep. Tree arborist is being contacted to evaluate the existing trees.

In progress:

- Roof cleaning: (amended motion to remove shingle roofs costing \$625.00)Rich motioned to accept Emeralds proposal Mary second, all in favor. This is a maintenance item.
- Rules and regulations for 2024 Mary motion to accept the rules, Rich second and all in favor
- Fobs: still waiting to hear from current company regarding options. will explore new companies
- Pool chem doors have been installed approved by fire department, waiting on city of Pinellas Park to inspect
- Game room: old pool table has been removed need volunteer to put up the dart board, ping-pong table coming
- Automatic front doors: only have one bid, need more bids
- Research study- board is reviewing
- 2026 budget workshop will be scheduled soon

BOD open discussion

Community questions/agenda, concerns/open discussion

Nicole Motioned to adjourn meeting, Mary 2nd, all in favor

Meeting Adjourned at 8:25 pm

Approved by Board of Directors

Posted: approved by Board of directors 8/28/25