

Board of Directors meeting minutes

Springwood II Villas Association

February 3, 2026

Meeting called to order by: David Palio

Present: David Palio, Richard Hillard, Terri Wood, Mary Young

Determination of Quorum: (4)

Moment of silence for Phyllis Johnson, Betty Simon and Mary Spielman

Motion was made to wave the reading of the last minutes. All approved.

President David Palio accepted the resignation of Secretary Phyllis Sava and thanked her for all her hard work.

Report from Manager:

- 3 violations were sent out
- 9 applications were processed
- 37 phone conversations, 94 emails

Report from Treasurer:

- Total Operation: \$897,815.70, Total Delinquencies \$83,383.52, Total expenses \$60,039.05.
- Treasurer suggested moving funds to ICS and CDAR accounts to insure avoiding the FDIC insurable amount.
- Motion was made to move money more than 250K insured to these ICS and CDAR accounts by David Palio, 2nd by Richard Hillard, unanimously approved

Report from President:

- Roof cleaning postponed due to weather because temperature needs to be 65 degrees for the chemicals to react properly.
- Delinquencies: 2 accounts paid in full, 1 under bank ownership
- Bryan VanSickle was appointed as director, motion made by D. Palio, seconded by Richard, all approved

Committee:

- Pool heaters are up and running
- Rules and Regulations awaiting on board approval to be able to be sent to the attorney

Business:

- Manhole covers completed. Next step is scoping the line. Cost is \$ 1,350.00, motion made by David, 2nd by Richard, unanimously approved.
- Soffit vents on clubhouse completed
- Turf in pool area put on hold
- 5457 Orange Blossom, repairs necessary to make it habitable are \$20,000 association Responsibility and \$18,000 resident responsibility.
- Reaching out to attorney for guidance association business awaiting final figure, should be lower than last year

Board open discussion

- Nothing mentioned at this time.

David motioned to adjourn meeting, Mary second the motion. All were in favor

Meeting adjourned at 9:20pm.

Approved by Board of Directors 02/08/2026