

**Minutes of the Board Meeting of the
Camelot Residences Association Inc.
On June 26, 2023 at the On-site Office**

Call to Order:

Management called the meeting to order at 6:00 p.m.

Establishment of Quorum:

Board members present were Jordan Zueger, Jason Andersen, Marlene Blankenship and Richard Wilson. Kim Lucks was not able to attend. Kathy Watts represented Dragon Property Management via phone.

Approval of Minutes from April 17, 2023:

Jordan Zueger made a motion to approve the April 17, 2023 Board Meeting minutes. Marlene Blankenship seconded the motion and the motion passed by unanimous voice vote.

Old Business: None at this time.

New Business:

Special Assessment Update: Just a reminder, any balance unpaid as of July 1st will accrue a late fee of \$25 per month until paid. **Do not send the check in with your assessment check.**

Payments would need to be on a separate check and mailed to management or dropped off at the office. It was also suggested that owners check their insurance policies as some have a rider that will pay for most of a Special Assessment. Since Building E was replaced 6 years ago, one idea was to use those funds to replace soffits. And possibly replacing Building E after hurricane season. Jason suggested tabling further action until the next meeting so additional information can be compiled.

Concrete Bids: Two bids were received for sidewalk repairs for removing/grinding some speed bumps. This issue has been tabled until the next meeting so the Board can review the bids and references are checked.

Insurance: Kathy reported that our insurance increased by approximately \$92,000.00 from last year.

Announcements:

Next Board Meeting: The next scheduled Board meeting will be determined at a later date.

Adjournment:

With no further business to discuss, Jordan Zueger made a motion to adjourn the meeting at 6:30pm Rich Wilson seconded the motion and it passed by unanimous voice vote.

Respectfully submitted,

Kathy Watts

Kathy Watts, CMCA, LCAM

Dragon Property Management

Board of Directors, Camelot Residences Association, Inc.