

Minutes of Chelsea Oaks HOA Monthly Board Meeting 7-6-23.

In attendance – HOA President Bob Fischer, and HOA Vice President Heather Cook, Ameri-Tech CAM Manager Chris Kelly and Buster from #1 Roofing.

Quorum was not met meeting proceeded as informational.

6:00 pm - meeting called to order.

6.22.23 minutes were not reviewed because quorum was not met.

Buster with #1 Roofing informed us that a camera is on order and will be used to check the dryer vents on all Cassidy buildings next week. Homeowners with vents to be fixed will be contacted so arrangements can be made to get into those attics.

Bob provided a list of homeowners with issues that need to be addressed. Buster will contact those homeowners.

Buster resolved an issue with the owner of 6385 Torrington.

Buster and Chris review each building with new roofs and confirm all cleaning and issues are corrected.

3 quotes have been received for replacement of 2 fence panels behind #6355 & #6357 Torrington: waiting on 4th quote. The board will select from the 4 quotes and have Chris schedule the work.

Past President Nancy Craig arrived.

4in bathroom vents that were previously identified as needing repair will be completed in 2 weeks by Scott with Specialty Builders.

Chris will get a quote from Florida Green for removal of deceased palm at 6445 Sedgeford. A list of replacement options will be provided to the homeowners to select from.

Chris will check the condition of all mailboxes. Homeowners will be notified if their mailbox needs painting or replaced. Mailboxes are the responsibility of the homeowner.

6:40 pm meeting adjourned