

**CLUB SEVILLA II CONDOMINIUM ASSOCIATION, INC.
SPECIAL MEETING OF THE BOARD OF DIRECTORS
HELD AT AS A TELEPHONE CONFERENCE CALL
JUNE 28, 2017, 8:30 P.M., E.S.T.**

I. CALL TO ORDER:

Present for the Board of Directors:

Barry Faughnan - President
Kennith Reese - Vice President
Kim McCarty - Vice President
Jackie Spears - Vice President
Donna Latham - Vice President/Secretary/Treasurer

Present for Osceola Resort Management Company:

Robert A. Slaman - President
Michelle Dalomba - General Manager

Call the Meeting to Order:

The meeting was called to order at approximately 8:36 P.M., E.S.T. by Mr. Faughnan.

II. APPROVE THE MINUTES OF THE LAST MEETING:

Minutes:

Mr. Reese made a motion to approve the minutes to the April 26, 2017 Board of Directors Meeting. Ms. Spears seconded the motion. The motion was approved unanimously.

III. RESORT STATUS:

Ms. Dalomba reported the following:

Current occupancy is approximately 86%.

There have been some front desk staff changes. Three new clerks have been hired.

IV. OLD BUSINESS:

Association owner unit-weeks:

As of June 28, 2017, there are one hundred forty-three (143) unit-weeks in inventory.

Sales and Marketing Company:

Mr. Slaman told the Board that Osceola Resort Realty Company sold thirty-three (33) unit-weeks in 2017. Of those sales, five (5) unit-weeks were CSII unit-weeks.

The closing has taken place with GEVC. The Association sold two hundred sixty-eight (268) unit-weeks. A total of six hundred nineteen (619) unit-weeks were sold in total.

GEVC paid the first and second quarterly maintenance fee and tax payments on the one hundred forty-eight (148) CSII unit-weeks they will utilize this year. These are the weeks that occur from week 27 through week 52.

A discuss took place regarding the possibility of selling additional unit-weeks to GEVC. Ms. Latham made a motion to sell GEVC an additional one hundred thirty (130) unit-weeks. Ms. McCarty seconded the motion. The motion was approved unanimously.

Building Ceilings:

There has been no activity on this item.

Constant Contact:

The next newsletter will be released in September. Ms. Donna Latham will be the next featured Board Member.

New Linen Package:

Management is waiting on the Duvets and the cover sheets prior to installation.

Wifi Maintenance Agreement:

The Board agreed with management to have Applied System upgrade the WIFI equipment onsite.

Sound Proof Doors:

There are two (2) sound proof doors remaining to be replaced in Phase I. After Phase I is completed, we will replace the door in unit 1004 and then move into buildings 8 and 9.

Lock-off Furniture:

The cabinet, refrigerator, and microwave have been installed. Management had to order a smaller desk to make the furniture in the lock off room fit. The new desks are so small the chairs will not fit under the desk. Management will correct the problem at their expense.

Management Agreement:

The new Management Agreement draft has been completed. Mr. Slaman will review it and get back to Ms. Krantz with his comments.

Clubhouse Bathrooms:

Mr. Slaman proposed delaying the bathroom renovation. We will remove the wallpaper, paint the walls, replace the cabinet, sinks, and counter top.

Clubhouse Tile Floor:

Management will delay the replacement of the clubhouse floor. The floor will be cleaned professionally.

Pool Furniture:

The pool furniture has been received and installed. This item will be removed from the open items report.

V. NEW BUSINESS:

Front Entrance Sign:

Management will find out more information regarding Osceola County's program to replace our entrance sign. This will be added to the open items report.

Patio Furniture:

The Board requested that management replace the patio furniture in unit 805. Management will inspect all of the patio furniture. This will be added to the open items report.

VI. FINANCIAL REVIEW:

Financial Review:

Mr. Slaman reviewed the May, 2017 Financial Report and Key Indicators Report with the Board Members.

VII. COMMENT CARDS:

Comment Card:

The Board reviewed the RCI comment cards.

VIII. SET THE DATE FOR THE NEXT MEETING:

Set the date for the next meeting:

The next Board of Directors Meeting is set for Wednesday, August 16, 2017 at 8:30 P.M., E.S.T. This will be the 2018 first draft budget review meeting.

IX. ADJOURNMENT:

Adjournment:

Ms. McCarty made a motion that the meeting be adjourned. Mr. Reese seconded the motion. The motion was approved unanimously. The meeting was adjourned at approximately 9:23 P.M., E.S.T.

ACTIONS TAKEN BY THE BOARD OF DIRECTORS:

Board of Directors Meeting Minutes:

The Board approved the minutes to the April 26, 2017 Board of Directors Meeting.

Sale of additional unit-weeks to GEVC:

The Board approved the sale of an additional one hundred thirty unit-weeks to GEVC.

Donna Latham, Vice President/Secretary/Treasurer Date

These minutes were approved by the Board of Directors at the _____ Board Meeting.