

**CLUB SEVILLA II CONDOMINIUM ASSOCIATION, INC.
REGULAR MEETING OF THE BOARD OF DIRECTORS
HELD AT AS A TELEPHONE CONFERENCE CALL
SEPTEMBER 27, 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

Absent for Osceola Resort Management Company:

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 August 16, 2017 Board of Directors Meeting. Ms. Latham seconded the motion. The motion was approved unanimously.

III. RESORT STATUS:

In Ms. Dalomba's absence, Mr. Slaman reported the following:

Current occupancy is approximately 55%.

Hurricane Irma damaged the front entrance sign, some of the fences, and caused a leak in building nine. The awnings were removed prior to the storm to protect them from damage. Both awnings should be replaced.

IV. OLD BUSINESS:

Association owner unit-weeks:

As of September 27, 2017, there are thirty-three (33) unit-weeks in inventory.

Sales and Marketing Company:

Mr. Slaman told the Board that Osceola Resort Realty Company sold thirty-nine (39) unit-weeks in 2017. Of those sales, seven (7) 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 three quarterly maintenance fee and tax payments on the one hundred forty-eight (148) CSII unit-weeks they will utilize this year. The fourth quarterly payment is due on October 1st. These are the weeks that occur from week 27 through week 52.

GEVC agreed to purchase an additional one hundred twenty (120) unit-weeks. All one hundred twenty (120) unit-weeks had clear title. GEVC will close on these unit-weeks as soon as the California Department of Real Estate approves the closing. GEVC expects the closing to take place in January of 2018.

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 has ordered all the linen. The bed skirt sample that was ordered was not acceptable so the remaining bed skirts still need to be ordered.

Sound Proof Doors:

A total of eleven (11) lock off doors have been replaced.

Lock-off Furniture:

Management purchased a chair that will match the color of the existing furniture and will fit under the new desk. The new desks and chairs will be installed during maintenance weeks.

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.

Front Entrance Sign:

Management has submitted the paperwork to Osceola County for the front entrance sign grant.

Patio Furniture:

Management ordered ten (10) sets of patio furniture.

Annual Meeting:

The Annual Meeting is scheduled for November 2, 2017 at 4:00 P.M., E.S.T.

V. NEW BUSINESS:**Adopt the 2018 Proposed Budget:**

Ms. Latham made a motion to adopt the 2018 proposed budget as submitted by Management. Ms. McCarty seconded the motion. The motion was approved unanimously.

Set the date for the next meeting:

The next Special Meeting of the Board of Directors is set for Thursday, November 2, 2017 at 10:00 A.M., E.S.T. the morning of the Annual Meeting.

VI. FINANCIAL REVIEW:**Financial Review:**

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

VII. COMMENT CARDS:**Comment Card:**

The Board reviewed the RCI comment cards. Mr. Slaman said we qualified to receive the Silver Crown Award.

VIII. ADJOURNMENT:

Adjournment:

Ms. Latham made a motion that the meeting be adjourned. Ms. Spears seconded the motion. The motion was approved unanimously. The meeting was adjourned at approximately 9:18 P.M., E.S.T.

ACTIONS TAKEN BY THE BOARD OF DIRECTORS:

Board of Directors Meeting Minutes:

The Board approved the minutes to the August 16, 2017 Board of Directors Meeting.

2018 Budget:

The Board approved the 2018 budget as submitted by Management.

Donna Latham, Vice President/Secretary/Treasurer

Date

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

