

THE FAIRWAYS OF PALM-AIRE, INC.
MINUTES OF BOARD OF DIRECTORS MEETING
MAY 17, 2021 – 6:00 p.m. (Zoom)

Pursuant to call and upon proper notice, a meeting of the Board of Directors of The Fairways of Palm-Aire, Inc was held on Monday, May 17, 2021 at 6:00 p.m. Via Zoom.

PRESENT:

1. President – Jason Bates
2. Vice President – Shellie Morrison
3. Secretary – Oscar Morales
4. Director – Freddy Meyer

Management Present: Herb Santiago, LCAM - Exclusive Property Management

1. The meeting was called order order by Mr. Bates at 6 PM. and quorum established.
2. Mr. Bates moved to adopt the published agenda, Mr. Morales seconded the motion. The motion was approved unanimously.
3. Mr. Bates made a motion to adopt the minutes of October 26, 2020. The motion was seconded by Mr. Morales. The minutes were unanimously adopted.
4. The board discussed the progress of the pool fencing. While the vendor has indicated that the fence is available, they are also saying that it needs to be painted and that process has been delayed as a result of the pandemic. The board would like EPM to follow up with the vendor and report back to the board.
5. The board discussed how to deter vehicle traffic which is going in the wrong direction. Part of that discussion included the possibility of installing traffic spikes. After some discussion, it was agreed to start pursuing signs instead. For example the installation of a sign that says do not enter. The board asked EPM to look into obtaining such a sign and reporting back to the board.
6. Mr. Bates made a motion to approve S&A lawn service to trim 292 palm trees and to trim 252 trees. Shellie Morrison seconded the motion, and the motion was approved unanimously. Mr. Morales requested a EPM to look into the malfunctioning pump system for the irrigation and obtain a quote for the repair or replacement of the equipment after checking it.
7. Mr. Bates made a motion that he would provide a request for proposal for four companies he will contact to provide pressure cleaning service to the driveways and other common areas of the community. Mr. Morales seconded the motion, and the motion was approved unanimously.
8. The board had some discussion on possibly changing the ARC process pertaining to deposits. After some discussion it was agreed that no change was necessary.
9. Mr. Bates opened up the topic of the vacancy created by a recent board member resignation. He asked that the other board members consider a possible replacement for the next meeting. Additionally, the board asked for guidance from Management on the board member terms of office.
10. There being no for the business, Mr. Bates move to adjourn the meeting, Miss Morrison seconded the motion in the meeting was adjourned at 7:25 p.m.

