

**BERMUDA GREENS
CONDOMINIUM ASSOCIATION INC
BOARD OF DIRECTORS**

Board of Directors, Annual Members & Organizational Meeting - 4/8/24
3:00pm

Approved Minutes

Onsite at the BG clubhouse, 13136 Castle Harbour Dr., Zoom conference link

Present: Board members; Guy Miata, Bob Giese, Jim Menton, Gary Dunn, Lorrie Beaumont,
Clarie Marie England – CAM May Management, Ken Bloom - May Management, Catie Marks - May Management

Annual Members Meeting

1. The meeting was called to order by Guy Miati
2. Ken Bloom stated the Proof of Notice was established
3. Ken Bloom also stated that a quorum of members (77 required) was established at 89 either present or by proxy
4. A quorum of board members was established at 5.
1. Ken Bloom stated that there were three board seats open for this Annual Members Meeting and only three candidates applied for the seats thus no election was required. The following three people submitted applications and will now be part of the new BOD:
 - a. Lorrie Beaumont
 - b. Scott Fisher
 - c. Dan Ryan
2. A motion was made by Gary Dunn to approve the minutes from the 3/27/23 Annual Members Meeting and was seconded by Bob Giese. Motion passed by a 5-0 vote.
3. Guy Miati addressed the members for the last time as BOD President. He thanked the existing BOD members and specifically Bob Giese for his efforts as Treasurer and the many projects he has worked through.
4. The new board members were introduced. Dan Ryan was not present.

Board Organizational Meeting

1. The new board members went outside for a meeting to elect the officers.
2. The board returned and Bob Giese made a motion to have the slate of officers be as follows:
 - a. Lorrie Beaumont – President
 - b. Bob Giese – Treasurer

- c. Gary Dunn – Secretary
 - d. Scott Fisher – Vice President
 - e. Dan Ryan – Director
3. The motion was seconded by Scott Fisher. Motion passed by a 4-0 vote (Dan Ryan was not present).
 4. Lorrie Beaumont addressed the members as the first woman President of the BOD. She stated that communication will be her key focus and keeping owners involved and seeking their input. She would like to see what initiatives will be supported by the owners as they are presented from the long-term planning committee moving forward. She also shared an update from the GIB about the front entrance gatehouse and reminded people to follow the proper procedure when driving through the security arm. Video is being captured of all coming through the gate and speed is a concern. She thanked Guy for his service and those on the road committee for the recent repaving project.
 5. Ken Bloom from May Management reminded the new board members that they must get certified for their new role and provide that certification to May Management once it is received.
 6. Ken Bloom introduced Catie Marks, the President of May Management.
 7. Ken Bloom apologized for some issues when KEB Management was transferred to May. Direct account withdrawals have been a problem for the past two quarters as it relates to COA fees. Those have been corrected as of this meeting and we should see those functions working as normal again for the owners using those services.
 8. Catie Marks gave the history of May Management which was started by her mother in 1988. She thanked Bermuda Greens for their continued business. Catie's focus has been growing the business in SW Florida. She expressed their goal is to help Bermuda Greens continue to be a great place to live and provide the many services needed to fully support our community and BOD.
 9. Lorrie Beaumont opened the floor for questions from the members.
 - a. An owner expressed concerns about where the COA fee payments were being sent. Ken and Catie stated that payments can still be given directly to Claire Marie in the BG office or made directly through the May Management portal.
 - b. Catie suggested a webinar be held on using the May Management portal. They would be happy to facilitate this.
 - c. The owner of B6 expressed concerned about water standing on the new pavement at the roadway dead-end between buildings A and B.
 - d. Owner David Bearce L12 addressed the board with a written statement about issues he would like to see addressed by the new board. That list has been provided in writing as requested by the board through the BG owners portal.
 10. Bob Giese made a motion to adjourn the meeting. It was seconded by Gary Dunn. The motion was passed by a vote of 4-0.

Respectfully submitted:

Gary Dunn, Secretary