

SEAGATE CONDOMINIUM ASSOCIATION, INC.

NOTICE IS HEREBY GIVEN

A meeting of the Board of Directors of Seagate Condominium Association will be held on:

DATE:July 16th 2025

TIME: 3:00 PM ET

PLACE:Zoom Call

Meeting ID: 835 7857 4458

Passcode: 624871

Meeting Will Be Recorded

Call in: 1-305-224-1968

AGENDA

Attendance:

Jack Coffey

Michele Overy

Tom Paull

Samantha Kohnzadeh

Urs Huber

Corey Palmer

Laura Maratta

Mike Rhoads

Vanessa Huber

Kim DePuitt

Richard Sorace

Cris Plumlee

Jamal Amin

Jennifer Auerbach

Amy White

Tanya Bolkema

Cheryl

Janet Starkey

CALL TO ORDER: 3:02 pm ET

DISPOSAL OF MINUTES: Samantha, Jack

PRESIDENT'S REPORT: Jack

TREASURER'S REPORT: Tom Operating Funds: \$142,963.78
Reserve Funds: \$1,232,567.77

Old Business

1. Balcony Update – balcony and stairways all done. Doing some touch up paint. Karins needs to complete a punch list with RL.
2. Garage Columns – Need to pick a date for water shut off to do columns. **8-11-25**; Insurance covering column work.
3. Parking – Scott working on making sure all spots are marked before towing starts.
4. North Garages - Waiting on columns to be finished. We do have the permit.
5. Pool Bathrooms/Back Wall – have permits this week
6. **Meter Bank Replacement -- Sept 16-17, 2025-NO POWER**

New Business

1. Landscaping – waiting on estimates and construction to be finished; includes sprinklers
2. Hallway lights – front walkway lights replaced with LED lights; garage and stairwells to be completed.
3. **Water shutoff in August 11, 2025** – at least 4 hours to a day. Owners please plan on the water being shut off from 8am-5pm and if they do not finish, they will come back on the 12th and shut the water off in the morning from 8am-noon. Main galvanized pipe has to be replaced.
4. Security/check cars and passes – everyone has a spot; should not be parking anywhere. We are using Seminole towing; cars are required to have a tag or will be towed. Will receive a warning but we plan to start towing. Starting this Friday guest spot longer than a week will be towed. Owners cannot tow. It has to go through Ameri-Tech. We will have security there on Saturdays including Labor Day weekend. City Hall and the nature park is an option for parking.
5. Beach Replenishment – not dunes but starting in September to December

ADJOURNMENT 3:43pm ET Michele Urs

Ameri-Tech Realty, Inc. • Ameri-Tech Community Management, Inc.

CORPORATE HEADQUARTERS

24701 US Highway 19 North, Suite 102, Clearwater, FL 33763

(727) 726-8000 (727) 723-1101 Fax

Toll Free 1-877-726-0000

www.ameri-tech.com