



**BEL MARE CONDOMINIUM ASSOCIATION, INC.  
BOARD OF DIRECTORS  
MEETING/AGENDA NOTICE**

**To All Members:**

The Board of Directors Meeting of the BEL MARE CONDOMINIUM ASSOCIATION, INC. will be held at the following DATE, TIME and LOCATION:

- DATE / TIME: Thursday, July 28, 2022 at 10:00 a.m.
- LOCATION: Bel Mare Building 1 Social Room, 130 Riviera Dunes Way, Palmetto, FL 34221

**IF YOU CANNOT ATTEND IN PERSON, YOU MAY ATTEND THE MEETING VIA CONFERENCE CALL BY CALLING 1-540-792-0044 AND ENTERING ACCESS CODE 330837.**

The purpose of the Board Meeting is to conduct business as permitted by Florida Statutes and the governing documents of the Association. An identification of agenda items is as follows:

1. Call to order by the President
2. Proof of notice of the meeting
3. Determination of a quorum
4. Open the meeting
5. President's Report
6. Treasurer's Report
7. Committee Reports
8. Maintenance Department Report

**Old Business**

9. Discuss proposals from AB Electric & Karins Engineering regarding EV Charging study
10. Designate "Dog Walk Relief" area
11. Discussion on EV Charging Stations
12. Discuss and consider approving the following topics and verbiage to be added to a Becker Ballot for Owners vote: Rental Capitation; Hanging the donated flag

**New Business**

13. Discussion and clarification of Contractor trucks being prohibited from parking in the garages of BelMare (6.5.11)
14. Discuss and ratify the termination of Coastal Elite Pools and Spa and award the Contract to Covert Pools (\$2,270/month)
15. Discuss and ratify the termination of Marksman Security and award the Contract to Shield Security (\$101,137.08 Annually)
16. Discuss and ratify the following: Replacement of the Surge Protection devices to the main panel in the main electrical room in Building #1 and one for the panel on the pool deck of Building #1 as performed by Windemuller Technical Services (\$4,510); Repair/Replacement of the front entry "exit" gate as performed by Precision Gate & Security (\$6,518); Replacement of 5 inoperable A/C units (Bldg. #2 Main Lobby, Bldg. #2 Owner's Storage, Bldg. #2 - 4<sup>th</sup> floor corridor, Bldg. #1 electrical room, Bldg. #1 trash room), as performed by Custom Air & Plumbing (\$31,093); replacement of three exterior deteriorated metal doors as performed by Crow Industries (\$14,478); replacement of 3 delaminated sliders as performed by Quality Screening Window & Door (\$6,925); inoculation of 70 Royal Palm trees for bug infestation prevention as performed by Brightview (\$35.00/tree = \$2,450)
17. Discuss and consider approving the replacement of all inoperable common area a/c units in the future (Reserve Expense) – More specifically immediate for Building #2 Owner's Workshop as proposed by Custom Air & Plumbing (\$5,743)
18. Approval of Joanne Peters as a new Landscape Committee member
19. Approval of Becky Mallari as the Chairperson of the Event Planning Committee
20. Discuss and consider approving the repairs to the Lightning Protection on the roofs of Building #1 (\$3,150) and Building #2 (\$2,900) with All South Lightning Protection

**Adjourn**

Posted: Monday, July 25, 2022



BY ORDER OF THE BOARD OF DIRECTORS