

BAYBRIDGE HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
Gulf Breeze Community Center
Wednesday, May 10, 2017 @ 5:30 PM

Board Members Present

Tom Belger
Jo Lynn Barnicoat
Gale Larkin
Audrey McCarthey

Also Present

Debbie Belger
Cheryl Kelley, EPM

Call to order by Tom Belger @ 5:30 p.m.

Approval of minutes of April 12th Board Meeting: Gale made motion to approve the minutes, Jo Lynn seconded, All in favor unanimously,

Financials- Cheryl presented the April financials, Income and Expenses & Account Receivables reviewed. Audrey made motion to approve the April financials, Gale seconded, all in favor unanimously.

Old Business:

Landscaping; Update/proposals: Debbie Belger stated the landscaping committee will meet, Saturday May 20th, to fertilize bushes. Additional plants to be purchased, fill in beds as planned by committee.

There have been previous discussions to contact other Landscape Companies, additional proposals from at least two companies will be requested.

Discussion of Sprinkler system, estimate from Doug Merritt, raising of valves and fence line sprinkler pipe upgrades, have been requested.

Review of Maintenance Tracking Chart:

Cheryl reviewed maintenance tracking chart.

May/June project: Chimney Caps painted/caulked, painted every other year.

Sprinklers lines at north end of buildings extensive repair/

Gutter cleaned/2 water main pipe repairs/ #110 Roof Sealed.

Capital Projects Review:

#96 Garage ceiling, sheetrock repairs will be completed this week, as per approval and requests of owner, Sam Tucker.

American Tennis- awaiting date from American Tennis for Court sealing and painting, late May or early June, projected scheduling.

Update on Garage Roofs/Column Engineering:

Todd Alford, Construction Engineer continues to work in conjunction with Larry Northrup, Consultant. Recommendations, drawings of the re-designed columns and costs estimate are expected soon. Tom stated, the goal is to present the #110, 110, 96 roofs have been coated in last year.

Insurance Renewal: Property Renewals have been completed.

Tom noted the significant savings in deductibles for the Property-Wind/Hazard Policy, in past, Ivan/Dennis 3%, 2016 2% & 2017 1% deductible on the new policy renewal this year. Flood for the Buildings renews 7/1/17.

Pensacola Bay Bridge Construction;

Drilling of Pilings will begin in early June;

During this process, Baybridge residents may feel vibration. Tom stated residents need to pay attention to your unit, preparations will be needed for items such as; Wall décor, plates in cabinets, items on shelves, etc.

Tom urged all to stay informed, take precautions for personal items.

Residents are encouraged to go: www.pensacolabaybridge.com

for more bridge construction information.

Other Business:

Residents Reminders:

Pool: Please close umbrellas when leaving the pool.

8 MPH: Please be cautious, drivers need to slow down & follow the 8 mph speed limit. Be courteous and use caution upon entering and exiting at both gates.

Gate Code updates, contact Kimberlie at EPM office. kturk@epmfl.net

Adjournment: The meeting was adjourned at 6:45 p.m.

Respectively submitted,

Cheryl E. Kelley