

MAGIC LANDINGS ASSOCIATION INC
Minutes of Board Meeting – June 26, 2024

Meeting held in person at Robert Guevara Community Center, BVL

The meeting was called to order at 6:40pm by Sue Ann Ryan.

Notice of meeting was emailed, mailed to owners and posted on the community website.

The following board members were present, which covers quorum:

Allan Lopez, Cindy Valentin, Sue Ann Ryan, Angel Oquendo and Debbie Spice, CAM.

Approval of last meeting minutes – the minutes were read by Cindy and approved by Angel and SueAnn.

Unfinished business:

Painting of the front entrance area and wall. 3 quotes were received from vendors for the pressure washing and painting. Quotes ranged from \$5215.20 to \$10,750. While the vendors were viewing the area, a large bee colony was discovered in the front right entrance column. Cindy and Sue Ann suggested having the bees removed humanely by the beekeeper in St. Cloud. Once the bee nest is dealt with then the cleaning and painting will begin. The board agreed to use Paint Corps for the project, using the high tolerance paint with a 5 year warranty. Cost of \$6121.00. The quote to paint the gates and fencing was \$5200.00 but at this time, this painting would be put on hold. The color scheme will be blue.

The fascia board around 2 columns and roof tiles will need to be replaced and/or repaired. Estimated cost received for \$1500.

Dry retention areas – there was a discussion about digging around the pipe entrance to remove overgrowth so a quote is to be requested from NF Landscaping.

There was discussion regarding the change of towing company but there are limited resources due to the radius towing mileage location of 15 miles per the Florida Statute. It was decided to stay with Towlando Towing at this time.

New business:

2 Board Member positions were becoming available at the end of June. Both Cesar Perez and Sue Ann Ryan volunteered to remain on the Board. They ran unopposed so will continue in their roles as Members of the Board of Directors for 2 years.

A home owner had painted a superman logo on their driveway. A violation notice had been sent to the owner to remove it or paint over it with an approved paint color. The owner was in attendance at the Board meeting to discuss with the Board members. The owner was advised by the Board that it was not approved, even if an ARB application had been submitted (which it hadn't). The necessary action will be taken. He stated that he would not comply with it as he felt he had a right to free speech.

Meeting was adjourned at 7:58pm by Sue Ann Ryan and Cindy Valentin.

Signed: Sue Ann Ryan, VP

Date: July 22, 2024