

Trade Winds West Condominium

Minutes

Board Meeting

Saturday, July 7, 2025, 10:00 a.m.

The meeting was called to order at 10.05

A quorum was established: Peggy, Ken, Rob, Mike and John

The minutes of the previous meeting were accepted.

1. A decision was made to limit the spalling work to the porch thresholds of units 1 and 13 and to wait until the full board is in residence to look at the more serious spalling issues. A new bid from Weaver was submitted for \$1500 for the repairs to units 1 and 13.
2. The board will work toward finding a solution for the grass in the back common areas. A meeting is scheduled with the UF Extension Horticulturist for Monroe County in December.
3. The board approved sending the final version of the amendment on hurricane preparedness to our lawyer for his input.
4. Peggy reported on the current financial situation. One unit had its monthly assessment returned, and the estate for unit 3 has not yet been probated. Neither issue has had any profound impact on Trade Winds' current cash position, which is on budget.
5. Diverse – a few issues were taken up under this post:
 - a. Unit 6 is on the market.
 - b. Dan reported that he has given his kayaks to the owner of unit 9 so that they will be better taken care of and stored properly during hurricane season.
 - c. Only four first-floor units have provided information on appliances required for insurance claims in the event of a hurricane

The meeting was adjourned at 11.35