

SEA BROOK PLACE CONDOMINIUM ASSOCIATION

C/O Jupiter Management, LLC

1340 US Highway 1, Suite 102

Jupiter, FL 33469

Board of Directors Meeting Minutes

June 10, 2025, 6:00PM

Call to Order at 6:00PM:

The meeting was called to order by Paul Scillath after a quorum was noted and established with the following Board Member's in attendance Carol Stanley, Chris Hall, Wayne Peatt, Andy Hooper, Paul Scillath, and Bert Wantland, Property Manager.

Proof of Notice:

Paul announced the notice was posted to the message board.

Approval of Prior Meeting Minutes:

The May 13, 2025, minutes were reviewed followed by discussions. A motion was received a second followed by unanimous approval of the minutes.

Treasurer's Report:

Paul reviewed and discussed the May Financials and Receivables.

President's Report

Paul reported that the striping and renumbering of the parking spaces was being scheduled and would be announced as soon as it is available. Tree trimming for the entire property is scheduled to be completed by the end of the week.

Old Business

Unit #175:

Unit #175 which is currently in collections had several coconut palms which were causing damage to the building and a hazard to passersby. The Association has removed the trees and the Owner need to be billed for tis removal.

New Business

Only Trees Proposal #16040:

Only Trees has provided a proposal to remove several Norfolk Pines which have become too tall and are causing a hazard. After discussion a motion was made and received a second to approve the Only Trees proposal. The motion received unanimous approval.

August and September Board Meeting:

Paul proposed that the Board not meet in August and September. After discussion a motion was made and received a second to approve to cancel the August and September meetings. The motion received unanimous approval.

Adjournment

As discussions concluded a motion was made to adjourn the meeting at 6:30 pm. The next meeting will be July 8, 2025.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Bert Wantland", with a long horizontal flourish extending to the right.

Bert Wantland

Property Manager