

ANTIQUERS AERODROME, INC.

BOARD MEETING MINUTES

TUESDAY, September 24th, 2024 at 7:00 PM

6969 SKYLINE DRIVE DELRAY BEACH, FL 33446

- **Meeting Called to Order:** The meeting called to order at 7:05 pm
- **Confirm Quorum:** John Van Lennep, Michael Downs, Luiz Ferreira in person, and Ira Fine via phone.
 - **Shareholders also present:** Mike Blake, Peggy Preiser, Michael Helms, and Avelino Macedo
- **Approval of Minutes:** Michael Downs made a motion to approve the 8.6.24 Meeting Minutes. Ira Fine seconded the motion, and all board members present approved the 8.6.24 minutes.
- **Management & Update** - The property manager provided an update on the following:
 - Annual & Budget Meeting Notices and Dates
 - Annual Meeting - Sunday, November 3rd at 2 pm at Antiquers Windstock. Notice mailed to homeowners and posted on gate board on 9.20.24. Email to be sent as well with the first notice attached.
 - Budget Meeting - Thursday, October 24th at 7 pm at 6969 Skyline Dr. Notice being mailed to homeowners, emailed and posted on gate board on 10.1.24.
 - August 2024 Financial Report and YTD Accounts Receivable, GL Transaction, Deposit, and Cash Flow Reports.
 - Document Requests statuses and organization of association hard/electronic files.
 - Tree Trimming status along the south runway, which is near completion, with final payment pending upon inspection by John Van Lennep.
 - Front gate repairs and signage were approved at the previous board meeting.
 - Open irrigation repairs.
 - Management provided YTD report options for board approval for future meetings along with the full financial report for the previous month.
- **LWDD Gate & Permits:** Management confirmed that we are still waiting for LWDD to provide the gate so the fence contractor, Bulldog Fencing, can proceed with their work.
- **New Business:**
 - Country Water Project: Michael Downs provided a detailed overview of the county's water project. The board has agreed to draft a communication to residents, outlining the project's background and the next steps for moving forward with the county's water safety initiative. Residents should expect to receive official correspondence from the county, explaining the plan and any associated agreements.
- **Miscellaneous:**
 - As a follow-up to the exit gate loop detectors, the board discussed adding a sensor mechanism to the exit gate that would be less intrusive to install and equally effective in preventing future issues. Management was instructed to contact the gate service company to meet with Luiz Ferreira onsite to review the scope of work.
 - The Board discussed items to provide to the association's attorney in preparing the second annual meeting notice some of which that would require a membership vote or for purposes of gauging the community interest in a specific initiative pertaining to the community.
 - The board provided management with the past year's budget format and discussed breaking down line items for a more itemized view of budgeted expenditures.
- **Adjournment:** Michael Downs made a motion to adjourn. Ferreira seconded the motion. The meeting was adjourned at 8:17 pm.