

Seville Condominium #4, Inc.
Meeting Minutes

When: **Thursday, March 13, 2025**

Time: 6:00p.m.

Where: 1012 Pearce Dr. Clearwater (onsite) 2nd floor

Annual Meeting Minutes

▪ **Call to Order**

- The meeting was called to order by Beverly Neubecker at 6:00 PM.

▪ **Establish Quorum**

- A Quorum of the Board was established:
 - Sandra Lemay – Present
 - Jim Jenson – Present
 - Dan Huss – Present
 - Bill Moorman-Absent

Beverly Neubecker, Ameri-Tech management

There were 18 owners present in person or by proxy. A membership quorum was established.

▪ **Meeting Notice Verification**

- Notice of the meeting was mailed in advance, and posted onsite, per Florida Statute.

▪ **Read or Waive Minutes of Last Members' Meeting and Motion to Approve**

- Dan moved to waive the reading and approve the minutes of the last members' meeting, seconded by Sandi, all in favor.

- **Election of Directors:**

The current board submitted intents to serve and were admitted to the board by acclamation.

▪ **Reports of Officers and Directors:**

- No reports of officers or directors.

▪ **Open Forum**

- Board requested an update on unit currently in collections/foreclosure.
- Members requested some landscaping cut back in some areas of the building. The board stated that it will be addressed with the lawn company.
- The Board discussed the upcoming Special Assessment and fielded questions from the membership.

▪ **Adjournment**

Jim Jenson moved to adjourn the meeting at 6:25 pm, seconded by Sandi Lemay, motion carried.

Respectfully submitted,

Beverly Neubecker, L/CAM Ameritech Management

Seville Condominium #4, Inc.
Organizational Meeting Minutes

When: immediately following Annual Meeting March 13, 2025

Time: 6:25 p.m.

Where: 1012 Pearce Dr. Clearwater (second floor lobby)

All members were present except Bill Moorman

Call to Order

The meeting was called to order by Beverly Neubecker, L/CAM Ameritech Mgmt at 6:25p.m.

Appoint Officer Positions:

Sandi Lemay nominated Jim Jenson for President, seconded by Dan Huss. Jim accepted the position.

Dan Huss acclaimed he would remain Treasurer. Sandi acclaimed she would take Secretary position. Bill Moorman will remain Director. All members in favor.

The Board set the **Special Assessment Meeting** date for: Thursday March 27, 2025 at Ameritech Management office: 24701 US Hwy 19 N. Suite 102, at 1 pm. Notice posted after the meeting and emailed.

Adjournment

Dan moved to adjourn the meeting at 6:35 p.m., seconded by Sandi, all in favor, motion carried.

Respectfully submitted:

Beverly Neubecker, L/CAM, Ameritech Management