



**GRAND PANAMA BEACH RESORT OWNER'S ASSOCIATION, INC. BOARD
OF DIRECTORS MEETING SATURDAY, AUGUST 1ST, @10:00AM CST MINUTES**

CALL TO ORDER:

The meeting was called to order at 10:05 AM CST

ESTABLISH A QUORUM:

Present:

Present on the phone:

Frank Boone, Dean O'Reilly, Glenn Holliday (called in at item#1 of Old Business), Nancy Stovall, Pete Morreale, Clair Pease

Not Present:

Denise Hindes

6 of the 7 Board Members present, a Quorum was established.

Association Management: Lee Waller, CAM

Others Present: John Cartwright-owner

CERTIFY MEETING WAS PROPERLY NOTICED:

Today's Board Meeting was properly noticed per FL Statute 718 and Bylaws.

READING AND DISPOSING OF MEETING MINUTES:

The meeting minutes from the following meetings were sent to the Board for approval, 5.15.20.

Nancy made the motion to approve the meeting minutes as written for the 5.15.20 meeting.

Dean second the motion. **The motion passed unanimously.**

OLD BUSINESS:

1. 360 Property Discussion

Frank provided an update on the 360 Apartment development. With the help of the subcommittee of owners. No longer will 360 be allowed to use the Front Beach Rd. ingress/egress, it will be a fire exit only. Owners at Grand Panama can still use access to go to Hutchinson Blvd. Mr. Cartwright also provided a report to the Board. Mr. Cartwright review the

plans for 360 with Taylor Hawke the 360 representative. Owners of Grand Panama will have access to Hutchinson, however if damage is done on 360 property by owner or a guest of the owner, the owner can be held liable. Same for their residents on Grand Panama Property. Storm drainage was also discussed and worked out. Looks to be heading in a positive direction for Grand Panama. No contracts have been signed at this time so nothing else to discuss.

2. Smoking Survey Results

Lee Waller announced the survey results sent out to all owners on smoking on property: There were 139 total responses.

- 103 (73.1%) yes votes for the Board to work on behalf of the Owners to prohibit smoking on all common area and limited common area (balconies) of the property. This would involve amending the Condominium Declaration.
- 35 (25.1%) no votes to keep the rules the same as listed in Condominium Docs and Rules and Regulations.

NEW BUSINESS:

1. Mobi-Mat Discussion

Mr. O'Reilly sent Board Members the Mobi-Mat brochure, also spoke with DEP on regulations on if we had a mat. Also discussion on how staff can operate and maintain the mat.

2. COVID-19 Update

Lee Waller gave a brief update, the City of Panama City Beach announced mandatory masks inside businesses including condominiums. Grand Panama has posted the required signage. A decision was also made to have masks available should a guest come in and not have one. They would then be expected to go and purchase any further.

3. Insurance

Lee Waller announced the need to approve insurance for the 2020-2021 year. He would get the exact numbers to the Board, the total did come well under projected budget. Total for Property/Wind, GL/D&O/Crime, Umbrella, Flood for T1, T2, and Parking Garage came to \$274,952.08, the budget was for \$306, 778.

Dean made the motion to approve insurance as presented. Nancy second the motion.

The motion approved unanimously.

4. Discussion on Purchasing Developer Property at Grand Panama

Mr. Boone announced that after 6-8 weeks of negotiating there has been an agreement in principal for the Association to buy out the commercial property at Grand Panama making the Association the sole owner. There is not a signed contract yet and will be discussed in future Board Meetings. Mr. Boone thanked Clair Pease for working together to get this done.

OWNER COMMENTS:

ADJOURNEMENT:

Nancy Motioned to adjourn, Dean second the motion.

Meeting adjourned at 11:16 AM CST.