

**GRAND PANAMA BEACH RESORT OWNER'S ASSOCIATION, INC. BOARD OF DIRECTOR'S MEETING
SATURDAY, SEPTEMBER 11th, 2021 @ 10:30AM CT MINUTES**

CALL TO ORDER:

The meeting was called to order at 10:35 AM CT

ESTABLISH A QUORUM:

Board Members Present in Person:

Woody Juno, Director

Nancy Stovall, Secretary

Board Members Present on Zoom:

Frank Booke, President

Glenn Holiday, Treasurer

Jarod Triplett, Director

Board Members Not Present:

Pete Morreale, Director

Dean O'Reilly, Director

5 of 7 Board Members Present:

Owner Present:

Wayne North 1-707

CERTIFY MEETING WAS PROPERLY NOTICED:

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

READING AND DISPOSING OF MEETING MINUTES:

Mrs. Stovall made the motion to approve the meeting minutes as written and distributed to the Board of Directors before this meeting for the Board of Director's Meeting held on August 7th, 2021.

Mr. Junot seconded the motion, the motion passed unanimously.

NEW BUSINESS:

1. **Architectural Variance Request:** Ms. Bush, owner of Units 2-101 and 2-102 submitted a request to the Board of Directors seeking approval to allow renovations to co-join the two units into one unit. It was stated that no load bearing wall would be removed and also included information and attachments from the builder. Approval was also sought to allow the contractor to place a dumpster on P5, near the gazebo, to drop debris directly from Unit 2-102.

Declaration of Condominium for Grand Panama Beach Resort Condominium 8.09 (b) Alterations of Residential Units states "An Owner who owns adjoining Units may remove or alter any intervening partition subject to the foregoing review and approval review and approval, even if the partition in whole or in part is a Common element, if those acts do not impair the structural integrity, electrical systems, or mechanical systems or lessen the support of any portion of the Condominium."

After discussion, Mrs. Stovall made the motion to approve the request for the renovations as submitted with the following stipulations:

- Steve Kilcumings', Grand Panama Maintenance Supervisor, approval that no X-rays are required for interior walls
- Nothing is done to the exterior walls nor any exterior area outside the units
- Unit numbers must be retained as 2-101 and 2-102 as reflected in the Condominium documents
- COA fees will continue to be due for the identified square footage for each of the units as stated in the documents
- The dumpster container can be placed with a chute on P5 near the gazebo for 30 days from the start of renovation. Anything after the 30 days would require another request to be submittal to the Board.

Mr. Junot seconded the motion, the motion passed unanimously.
The approval will be sent to Ms. Bush from the Gpboard email account.

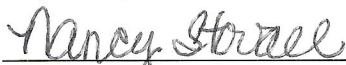
2. Owner Disturbance: Several incidents by one of the owners at Grand Panama have occurred and after consulting our Attorney it was advised that there was not much the Association could do. A letter for was written and submitted to the Board Members for review. After discussion, Mr. Triplett made the motion to have Lee Waller, Grand Panama Beach Resort CAM, hand delivered the letter to the owner and to also send a certified copy to the owner.

Mr. Junot seconded the motion, the motion passed unanimously.

ADJOURNMENT: Mr. Holliday made a motion to adjourn the meeting. Mr. Junot seconded the motion. Motion pass unanimously.

Meeting adjourned at 10:45 AM CT

Respectively Submitted,



Nancy Stoval, Grand Panama Beach Resort Board of Directors, Secretary
Meeting Minutes were approved by a Unanimous vote on the 6th day of October, 2021.