

The Privateer of Ft. Myers Beach, Inc.

Emergency - Board of Directors Meeting

Date: February 22, 2023

Call to Order and Roll Call – all present except Pat Anders and Scott Pelletier

Proof of Notice of Meeting-Suspended

Quorum was established.

Did not approve February 16, 2023, minutes as the vote to revise the October 26, 2022, minutes to include the words “flood and wind” as to the causes of damage from Hurricane Ian had not been included in the February 16, 2023, minutes.

The Board will be sending an email to all owners with the updated wording of the special assessment to include the words wind and flood as the cause of damage.

GeoWorld was on premises on February 21. They continue to move forward.

Property Update--Crowther Roofing anticipates completion of rooves by August 23.

Wright Way is on the property today doing final assessments of the remediation work which is expected to begin next week.

Rob, our man on site, has been repairing fallen plastic, covering holes in ceilings. In doing so, he has found units having vermin problems. We have authorized him to deal with that situation.

Generator—we are attempting to locate a cheaper generator and are looking into establishing temporary power.

Insurance Update--The renewal on our insurance comes due Feb 23rd. The policy is in place, and we are awaiting final invoices.

Finance—Delinquencies were discussed.

Additional Business—The costs incurred due to the legal inquiries made by the owners of Building E was discussed. We will be contacting our attorney to determine who is responsible for the attorney costs associated with answering their questions.

Meeting was adjourned at 9:58am EST.