

Casa Prima Board of Directors Meeting Minutes

Draft

Monday September 8, 2025

Via Zoom

-Meeting attendees: David Fedash, Pat Myers, Amy Sanders, Cameron Bradbeer, Joe DiSalvo, MJ Terry, Ina Daoud, James & Lori Preston, Rick Orviato, Milana Khlebina, Chuck Turner and Jeff Narva.

-Agenda item - Approval of JDS Electric as a Velocity subcontractor - JDS is owned by board member Joe DiSalvo.

-Notice of this zoom meeting was sent to all Casa Prima owners on Thursday, September 4, 2025.

-Pat Myers called the meeting to order at 4:32pm. All board members were present - Pat Myers, Amy Sanders, Cameron Bradbeer, Joe DiSalvo & MJ Terry

- Pat made the motion: To approve JDS Electrical as a subcontractor for Velocity. Pursuant to FL statutes, the motion must be approved by the BOD

-Cameron seconded the motion

-Discussion: Ryan explained his reasons for choosing JDS. Among the reasons was past experience with the company on other restoration projects with Velocity

-Owners asked questions about the extent of the contract. Details are to be determined after consulting with township inspectors.

A few questions were asked and then Joe DiSalvo spoke about how he is a licensed & insured contractor who has been working with Velocity on numerous jobs including 7-8 condo properties. Joe then recused himself from the rest of meeting for further discussion and vote.

-The vote was unanimous to approve JDS Electrical as a subcontractor for Velocity.

-Amy Sanders motioned to end meeting and Cameron Bradbeer seconded the motion. Meeting adjourned 4:45pm

Submitted by MJ Terry, BOD Secretary.