

**Winds of Paradise Owners Association**  
C/O Precision Property Management Solutions, Inc.  
137 S. Courtney Parkway #592, Merritt Island, FL 32952

January 28, 2021

**Annual Meeting Minutes**

- 1) Meeting was called to order at 6:05 p.m. by Peggy Penridge.
- 2) A quorum was established with 20 Proxies; 17 to waive the Annual Audit and 3 against. The 2020 Audit will be waived.  
  
Four of five Board of Directors were present by Zoom; Peggy Penridge, Lou Murren, Joshua Patapow and Lynn Matsey. Also present was Jacqueline Huelskamp from Precision Property Management Solutions.
- 3) Proof of Notice is filed with Precision Property Management Solutions.
- 4) Lou made a motion to waive the reading of the meeting minutes from January 21, 2020, 2<sup>nd</sup> by Lynn, all were in favor, motion passed.
- 5) Report of Officers-See attached by Peggy Penridge.
- 6) Reports of committees-No reports.
- 7) Appointment of chairman of inspection of election-There was no election. Peggy Penridge, Lou Murren, Joshua Patapow, Lynn Matsey and Carlos Alvarez submitted their intent to be on the Board, filling all 5 of the Board Director positions.
- 8) Election of Directors. The 2021 Board of Directors will be Peggy Penridge, Lou Murren, Joshua Patapow, Lynn Matsey and Carlos Alvarez.
- 9) Unfinished Business-See report of Officers.
- 10) New Business-The results to waive the audit for 2020 was passed by 17 votes.
- 11) Adjournment-With no further business to discuss, Lou made a motion to adjourn the meeting at 6:17 p.m., 2<sup>nd</sup> by Lynn, all were in favor, motion passed.

**Organizational Meeting Minutes**

January 28, 2021

1. The meeting was called to order by Peggy at 6:18 p.m.

2. Lou nominated Peggy for President, 2<sup>nd</sup> by Lynn, all were in favor, motion passed.  
Peggy nominated Lynn for Vice President, Lou 2<sup>nd</sup> the motion, all were in favor, motion passed.  
Lynn nominated Lou for Secretary, 2<sup>nd</sup> by Peggy, all were in favor, motion passed.  
Peggy nominated Joshua for Treasurer, 2<sup>nd</sup> by Lou, all were in favor, motion passed.
3. The 2021 Board of Directors are as follows:  
Peggy Pendridge as President.  
Lynn Matsey as Vice President.  
Lou Murren as Secretary.  
Joshua Patapaw as Treasurer.  
Carlos Alvarez as Director at Large.
4. With no further business to discuss, the meeting was called to order at 6:24 p.m. by Peggy, all were in favor, motion passed.

Submitted by,

*Jacqueline Huelskamp*

Precision Property Management Solutions