

**Bayside Lakes Commercial Center  
Property Owners' Association  
C/o Fairway Management  
2051 Bramblewood cir  
Palm Bay, FL 32909  
(321) 984-2201  
Board of Directors  
October 24, 2023  
5:00 P.M.  
Bayside Lakes Clubhouse**

<p><b>Board Members Present:</b>  Melody Hamant  Sharon Harrell  David Cannon  Martin Curry  Jim Petrino  Julia Schwaller  Peter Mullings  <b>Not Present:</b>  Leonard Jenik  James Krempasky  Chris Andreski</p>	<p><b>Property Management:</b>  Joy Simon  Jim Kenney</p>
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1. **Call to Order-** Meeting called to order by Melody Hamant at 5:17P.M. A quorum was established with 7/10 Directors present.
2. **Proof of Meeting Notice-** Posted on door of clubhouse more than 48 hours in advance of meeting.
3. **Management Report:** (See below report),
4. **New Business:** .
  - A- 2023 Budget- Due to the rising costs of vendor contracts, electric, and Waste Management the POA budget is looking at an increase in 2024. Commercial is \$1,913.32 per acre, Institutional is \$1,110.95 per acre, C-1 Residential is \$142.01 and Residential C-2 is \$262.37.  
Peter Mullings motioned to approve the 2024 budget, Martin Curry 2<sup>nd</sup>, Sharon Harrel voted no, motion passed 6-1.
5. **Open Discussion**

Next meeting will be January 23, 2024 at 5:30pm  
Being no further business before the Board the meeting was adjourned at 5:38pm pm.

**Minutes Prepared By:**  
**Joy Simon**  
**Fairway Management**