

VILLA NOVA CONDOMINIUM ASSOCIATION, INC.

SPECIAL BOARD OF DIRECTORS MEETING

SATURDAY FEBRUARY 13, 2021

AT 1:00 P.M.

VILLA NOVA CLUBHOUSE, 1711 BONITAS CIRCLE, VENICE,  
FL 34293

VIA: ZOOM MEETING

**Meeting called to order at:** 1:00 p.m. by the President, John Rude.

**Proof of Notice properly posted according to Florida State Statutes on:** February 10, 2021.

**Roll Call and Quorum was established as follows:** (4)

President: John Rude, present.

Vice President: Robert Vodnoy, present.

Treasurer: Everette Green, present.

Secretary: Anita Shepherd, present.

Peter Vlasis, Director, absent. (It should be noted he joined meeting later)

**Members in attendance:** Villa Nova Clubhouse: 11 and via zoom 3.

**OFFICER REPORTS:** None.

## **NEW BUSINESS:**

- a) **Discuss and vote on paint contract:** A motion was made by Robert Vodnoy and seconded by Everette Green that Board accept proposal from Red door Painting, contract pending approval by Villa Nova Association attorney. The motion was put to a vote: **Yea (4): John Rude, Robert Vodnoy, Everette Green and Anita Shepherd. Nay (0).**
- b) **Discuss and vote on asphalt paving:** A motion was made by Everette Green and seconded by Peter Vlasis that Board accept proposal from Advance Asphalt, contract pending approval by Villa Nova Association attorney. The motion was put to a vote: **Yea (5): John Rude, Robert Vodnoy, Everette Green, Anita Shepherd and Peter Vlasis. Nay (0).**
- c) **Discuss and vote on stucco contract:** A motion was made by John Rude and seconded by Robert Vodnoy to accept proposal from Bryant Stucco pending further discussion with contractor; therefore, this will be tabled until next meeting. The motion was put to a vote: **Yes (5): John Rude, Robert Vodnoy, Everette Green, Anita Shepherd and Peter Vlasis. Nay (0).**
- d) **Discuss and vote on tenant problem:** A motion was made by John Rude and seconded by Robert Vodnoy that the Board will notify owner of 1715 Bonitas Circle that the Villa Nova Association Board will not approve renewal of present tenant's lease. The motion was put to a vote: **Yea (5): John Rude, Peter Vodnoy, Everette Green, Anita Shepherd and Peter Vlasis. Nay (0).**
- e) **Discuss and vote on support animal form:** A motion was made by Robert Vodnoy and seconded by John Rude to accept support animal form after review by Villa Nova Association attorney. The motion was put to a vote: **Yes (5): John Rude, Robert Vodnoy, Everette Green, Anita Shepherd and Peter Vlasis. Nay (0).**

**Resident Owner Forum – comments:**


1. Peter Driscoll asked if owners would be allowed to know which residents have the correct documents for support animals. John Rude answered first that attorney stated these animals were not pets but support or comfort animals and that he would find out from Villa Nova Association's attorney if this was legally allowed.
2. Mary Stary wanted to know what Villa Nova policy relating to guests and, again, John Rude stated he would ask Villa Nova Association's attorney to clarify this question.

**ANNOUNCEMENTS:** Next Board meeting date is Annual Membership meeting set for February 17, 2021, at 7:30 P.M. at Villa Nova Clubhouse, 1711 Bonitas Circle, Venice, Fl 34293 (via zoom).

**ADJOURNMENT:** With no further business to discuss, a motion was made by Everette Green and seconded by Robert Vodnoy to adjourn the meeting at 3 P.M.

**MOTION CARRIED.**

Submitted By:

  
On File.

Villa Nova Secretary, Anita Shepherd

APPROVED ON: 2/17, 2021.