

WEBVTT

1

00:00:09.590 --> 00:00:10.300

Tina iPhone: Yes.

2

00:00:21.010 --> 00:00:30.810

Joe Green: Just walk away. This is why do me a favor. Shut the door.

3

00:00:33.070 --> 00:00:35.080

Joe Green: Okay, I can't.

4

00:00:47.210 --> 00:00:49.919

iPhone5176173669: You don't create it. The meetings being recorded.

5

00:00:53.140 --> 00:00:57.320

iPhone5176173669: There's nothing going on right now need to still join.

6

00:01:05.690 --> 00:01:06.350

Kyle: That's good.

7

00:01:09.920 --> 00:01:10.730

Justin: Balloon.

8

00:01:12.050 --> 00:01:12.980

iPhone5176173669: Morning.

9

00:01:13.610 --> 00:01:14.140

Justin: Good morning!

10

00:01:14.468 --> 00:01:24.979

Kyle: How are you guys doing over there at the mornings? Kyle Bosch? Here? Good looking gentleman with his glasses on, is Justin Richard. He's with Diamond Edge. She's their chief operating officer.

11

00:01:27.230 --> 00:01:27.980

Justin: Good morning.

12

00:01:28.790 --> 00:01:30.239

Justin: It's nice to meet everyone.

13

00:01:31.450 --> 00:01:33.169

Kyle: Likewise, how's everybody doing today.

14

00:01:35.914 --> 00:01:40.249

Ellyse Vosselmann: We hey, Kyle! We haven't started the meeting yet, and so this.

15

00:01:40.250 --> 00:01:41.160

Kyle: Of course.

16

00:01:41.310 --> 00:01:49.580

Ellyse Vosselmann: This will be our 1st introduction. So we haven't time, this will be our opportunity to let everybody know what's going on.

17

00:01:49.580 --> 00:01:51.670

Kyle: Absolutely we'll be available.

18

00:01:51.670 --> 00:01:52.580

iPhone5176173669: By invoice.

19

00:01:52.580 --> 00:01:53.559

Ellyse Vosselmann: And I'll let you know.

20

00:01:53.560 --> 00:01:57.150

Kyle: If at least, if you don't mind, can you text me the call in information.

21

00:01:57.150 --> 00:01:57.580

Victoria's iPad (2): I'm sorry.

22

00:01:57.580 --> 00:01:58.230

Kyle: Yes, sir.

23

00:01:58.658 --> 00:02:05.909

Kyle: our other business partner, chuck is 64. He's our Gc, that you

met. He's not exactly the most technologically sound when it comes to the old zoom.

24

00:02:06.070 --> 00:02:08.690

Ellyse Vosselmann: Got it hold. I will do that now.

25

00:02:08.699 --> 00:02:17.179

Kyle: I'm gonna put you and chuck in a text message because I'm driving. I'm at a red light, and I wanna make sure that he can get on at least. Chuck, hold on here.

26

00:02:17.180 --> 00:02:19.729

Ellyse Vosselmann: I'll give them the call in number, and the member, Id.

27

00:02:19.730 --> 00:02:20.950

Kyle: Do you have his cell?

28

00:02:21.480 --> 00:02:23.920

Ellyse Vosselmann: I did not take his cell.

29

00:02:24.200 --> 00:02:25.140

Kyle: Okay, here we go.

30

00:02:25.510 --> 00:02:32.190

Kyle: I got it right there. I just put you on a group text with Chuck. Just said Chuck. And then if you do the calling number. That'd be fantastic.

31

00:02:32.190 --> 00:02:33.680

Ellyse Vosselmann: Perfect. Thank you.

32

00:02:33.680 --> 00:02:34.540

iPhone5176173669: Okay.

33

00:02:39.090 --> 00:02:40.660

iPhone5176173669: this is Donald.

34

00:02:41.470 --> 00:02:43.030

iPhone5176173669: That's not your.

35

00:02:43.730 --> 00:02:46.100

Victoria's iPad (2): I did. I think it was.

36

00:02:46.100 --> 00:02:46.630

iPhone5176173669: In the chat.

37

00:02:47.170 --> 00:02:47.749

Victoria's iPad (2): I think so.

38

00:02:48.160 --> 00:02:53.649

iPhone5176173669: 2, 3 of them. So yeah, it just told me to put it in.

39

00:02:53.650 --> 00:02:54.880

Victoria's iPad (2): Think I'm still muted.

40

00:02:54.880 --> 00:02:59.409

iPhone5176173669: When it comes to say, you know, make you time.

41

00:03:08.970 --> 00:03:09.989

iPhone5176173669: You know that one.

42

00:03:11.200 --> 00:03:12.539

Ellyse Vosselmann: I type, slow.

43

00:03:14.640 --> 00:03:15.330

Justin: There!

44

00:03:17.310 --> 00:03:21.119

iPhone5176173669: Hi, Pete and Richard down at the altar.

45

00:03:21.750 --> 00:03:22.480

iPhone5176173669: Oh.

46

00:03:28.420 --> 00:03:30.340

Kyle: You need to do.

47

00:03:32.126 --> 00:03:33.859

iPhone5176173669: Didn't know we were leaving.

48

00:03:33.860 --> 00:03:34.550

Justin: Stay healthy.

49

00:03:34.810 --> 00:03:40.420

iPhone5176173669: They know I'm down here office.

50

00:03:42.710 --> 00:03:43.640

iPhone5176173669: Let's like that.

51

00:03:44.030 --> 00:03:45.310

Ellyse Vosselmann: All right. I sent it.

52

00:03:48.590 --> 00:03:49.610

iPhone5176173669: In.

53

00:03:54.460 --> 00:03:59.800

Kyle: Okay, I'm gonna go ahead and and hang up and call Chuck and just merge them. Okay, I'll be right back, guys.

54

00:04:00.520 --> 00:04:01.230

Ellyse Vosselmann: Perfect.

55

00:04:02.740 --> 00:04:03.520

iPhone5176173669: No

56

00:04:06.940 --> 00:04:08.209

iPhone5176173669: be scared.

57

00:04:08.520 --> 00:04:10.509

Ellyse Vosselmann: Is all of my board here.

58

00:04:12.010 --> 00:04:13.550

Joe Green: I'm here, Joe!

59

00:04:13.980 --> 00:04:22.779

Ellyse Vosselmann: I heard, yeah, Pete Lisa, I know you guys are all together. But

60

00:04:23.040 --> 00:04:24.550

Ellyse Vosselmann: okay, they're not. They're not on yet.

61

00:04:26.080 --> 00:04:26.700

iPhone5176173669: Oh.

62

00:04:29.830 --> 00:04:32.220

iPhone5176173669: I'm very good, you know.

63

00:04:33.229 --> 00:04:34.629

iPhone5176173669: I'm here.

64

00:04:35.050 --> 00:04:40.330

Ellyse Vosselmann: Yes, we're waiting on Pete. He's got rich, and and Lisa, they're all together.

65

00:04:40.570 --> 00:04:41.290

iPhone5176173669: Yes.

66

00:04:56.470 --> 00:05:01.290

Ellyse Vosselmann: People at the Ameritech offices on yet.

67

00:05:06.220 --> 00:05:06.840

Ellyse Vosselmann: Okay.

68

00:05:10.140 --> 00:05:12.690

iPhone5176173669: Okay, I'm muted.

69

00:05:43.850 --> 00:05:45.358

iPhone5176173669: Oh, that virtual thing is good.

70

00:05:46.290 --> 00:05:52.666

iPhone5176173669: And but he's you're muted.

71

00:05:55.450 --> 00:05:57.029
iPhone5176173669: This is novelle.

72
00:05:58.803 --> 00:06:00.250
iPhone5176173669: Well, yeah.

73
00:06:01.890 --> 00:06:04.400
iPhone5176173669: Met it the whole time. I've never been met.

74
00:06:08.890 --> 00:06:19.369
Kyle: Alright guys. Unfortunately, I can't get chuck on the phone. I'm trying to do that. The one tap mobile. It's not working. But he's gonna try to pull over and do it on his own, so we can get started.

75
00:06:20.070 --> 00:06:28.429
Ellyse Vosselmann: Okay. I have one more minute. I think almost everybody's on. But I'm I'm still missing. I'm still missing a few of my board members. I don't know what's going on.

76
00:06:28.430 --> 00:06:29.140
Joe Green: Well.

77
00:06:29.140 --> 00:06:30.120
iPhone5176173669: I'm here.

78
00:06:30.120 --> 00:06:34.730
Ellyse Vosselmann: I know I know, Joe, but I'm waiting for Pete and Lisa, and rich.

79
00:06:35.410 --> 00:06:37.580
Joe Green: Aren't they? Aren't they? At the Amoritech place.

80
00:06:38.470 --> 00:06:39.910
Ellyse Vosselmann: Oh, is that where they are?

81
00:06:40.280 --> 00:06:46.119
Ellyse Vosselmann: Yeah, I'm not there because I got stuck this morning. So hang on.

82

00:06:47.180 --> 00:06:48.769

Joe Green: I'm looking at them right now.

83

00:06:58.150 --> 00:07:00.709

iPhone5176173669: No kid hit no clothes this morning.

84

00:07:04.900 --> 00:07:06.449

iPhone5176173669: Percentage of such.

85

00:07:07.020 --> 00:07:13.060

iPhone5176173669: He didn't come into his fucking maniac down there. I hadn't even left.

86

00:07:13.410 --> 00:07:18.439

iPhone5176173669: I just can't have land. But like, what about what?

87

00:07:19.710 --> 00:07:31.269

Ellyse Vosselmann: Okay guys, they are at the they're at the office. They're just they're just waiting to unmute and I apologize. I had some major issues this morning with some communities. So I wasn't able to make it over to the office.

88

00:07:32.714 --> 00:07:34.570

Ellyse Vosselmann: Just waiting for them.

89

00:07:36.980 --> 00:07:42.090

iPhone5176173669: Let's getting ready to leave, and she texts, and she says, Landed, I'm like what.

90

00:07:43.560 --> 00:07:47.520

Ellyse Vosselmann: And Joe. We're gonna start with the regular agenda.

91

00:07:48.260 --> 00:07:49.799

Ameri-Tech Companies: Okay, with us.

92

00:07:52.953 --> 00:07:53.426

Ellyse Vosselmann: Yes.

93

00:07:53.900 --> 00:07:54.813

Ameri-Tech Companies: I'm muted.

94

00:07:55.270 --> 00:08:04.110

Ellyse Vosselmann: Thank you. We're going to start with the the 1st agenda. So that cause Kyle has an appoint, you know, has an appointment

95

00:08:04.490 --> 00:08:11.229

Ellyse Vosselmann: at 1130. So let's just let's go with the Town hall that we have.

96

00:08:12.940 --> 00:08:14.119

Ellyse Vosselmann: We got it

97

00:08:14.120 --> 00:08:19.820

Ellyse Vosselmann: alright, and and we can get started. So Pete, or whoever wants to call the meeting to order.

98

00:08:19.820 --> 00:08:22.759

Ameri-Tech Companies: Call this call this meeting to order. It's 1110.

99

00:08:25.990 --> 00:08:28.090

Ellyse Vosselmann: And was the meeting posted.

100

00:08:28.270 --> 00:08:29.690

Ameri-Tech Companies: It was posted.

101

00:08:29.690 --> 00:08:37.150

Ellyse Vosselmann: Okay, and we are going to vote to see if we want to waive the reading and approve the minutes from 2, 6 and 4, 23.

102

00:08:38.740 --> 00:08:40.140

Ameri-Tech Companies: I would like to waive it.

103

00:08:40.429 --> 00:08:42.730

Ameri-Tech Companies: Grab a second. Oh, sorry I got it.

104

00:08:44.330 --> 00:08:45.380

Ellyse Vosselmann: All in favor.

105

00:08:45.380 --> 00:08:46.180

Joe Green: I.

106

00:08:46.180 --> 00:08:47.050

Ameri-Tech Companies: Bye.

107

00:08:47.820 --> 00:08:48.620

Ellyse Vosselmann: Perfect.

108

00:08:48.830 --> 00:08:49.703

Ellyse Vosselmann: All right.

109

00:08:50.400 --> 00:08:53.969

Ameri-Tech Companies: Sorry I don't have an agenda in front of me, so you're gonna have to tell me what the agenda is.

110

00:08:53.970 --> 00:09:03.990

Ellyse Vosselmann: Oh, that's it! That's the agenda for that. Now we're gonna go into the town hall and I I don't know who wants to start to have this conversation.

111

00:09:05.980 --> 00:09:11.059

Ellyse Vosselmann: And that's gonna that's gonna be letting people know you know where we are in the process.

112

00:09:13.550 --> 00:09:15.690

Ameri-Tech Companies: You talking about for Diamond Edge.

113

00:09:15.690 --> 00:09:21.920

Ellyse Vosselmann: Yeah. Well, let's let's talk about what what the Board voted on and move forward. There.

114

00:09:22.930 --> 00:09:34.350

Ameri-Tech Companies: We have decided after white box, we're gonna move on to a company called Diamond Edge. They're willing to take over the process and get you guys back on faster. So

115

00:09:34.570 --> 00:09:37.730

Ameri-Tech Companies: we gotta let one of their people talk now or.

116

00:09:37.950 --> 00:09:41.360

Ellyse Vosselmann: Yeah, so let me introduce Kyle.

117

00:09:41.360 --> 00:09:46.439

Joe Green: But before we do that, Elise, can we just mention the fact that

118

00:09:46.830 --> 00:09:50.160

Ellyse Vosselmann: You can mention. You. Go ahead, Joe, do take take the floor.

119

00:09:50.160 --> 00:09:58.270

Joe Green: Yeah, I just wanna mention the fact that communication with Jay Bolt at times was was lacking.

120

00:09:58.720 --> 00:10:03.344

Joe Green: and it was. It was just dragging on way too long. So

121

00:10:04.230 --> 00:10:10.200

Joe Green: Dan Greenberg wrote them a letter, and they have to commit.

122

00:10:10.460 --> 00:10:33.910

Joe Green: Well, they don't have. The idea was they have until June 30th to fix the white box, and they think they can fix the white box by June 30.th Yeah. In other words, complete the entire white box. If they don't they're just done at that point. In time we'll pay them for their work that they did, and we're gonna move on to diamond construction. If they haven't finished the white box.

123

00:10:34.240 --> 00:10:36.679

Joe Green: Diamond will pick it up and finish it.

124

00:10:36.930 --> 00:10:41.569

Justin: But diamond will do all the finishing work after the white box.

125

00:10:42.078 --> 00:10:45.779

Joe Green: We feel if anybody still wants to use J. Bolt, they can.

126

00:10:45.940 --> 00:10:52.816

Joe Green: But we just feel we got a a more than viable option here, and once you hear these gentlemen,

127

00:10:53.850 --> 00:10:55.719

Joe Green: you know, present their

128

00:10:55.970 --> 00:11:01.369

Joe Green: their position, you know. You'll understand why we did what we did. That's all I want to say at least.

129

00:11:01.900 --> 00:11:15.119

Ellyse Vosselmann: Perfect. Thank you. With that. I am going to. Oh, and just by the way, Jay Bolt was more than gracious. He was fine going to the completion of the white box

130

00:11:15.320 --> 00:11:16.480

Ellyse Vosselmann: to June 30.th

131

00:11:16.480 --> 00:11:17.220

Justin: Bye, bye.

132

00:11:17.591 --> 00:11:21.680

Ellyse Vosselmann: And we'll do. You know his best job to do so.

133

00:11:21.680 --> 00:11:22.350

Justin: Okay.

134

00:11:23.930 --> 00:11:27.660

Ellyse Vosselmann: With that I'm going to introduce Kyle Kyle Bosch.

135

00:11:28.510 --> 00:11:29.370

Kyle: Bye, guys.

136

00:11:29.550 --> 00:11:44.269

Kyle: thanks for the introduction, Joe. Thank you, Elise. My name is Kyle Bosch. I'm with diamond edge construction. Obviously, I'm sorry that you guys experienced this loss. I experienced flooding in my home

in the Deedon as well, the effect of our community greatly and obviously, that

137

00:11:44.850 --> 00:11:53.180

Kyle: everybody expected this to be a much more expedited timeframe. That's why Dan Greenberg reached out to me about a week and a half ago. In respect to your guys, finish out product.

138

00:11:53.370 --> 00:12:13.480

Kyle: So a little bit about our company is that we are our Gc, we've been a Gc. In Florida for the past 32 years. Chuck, who's not on this call, unfortunately, because of technical errors on his end, because he's driving as well as a little last minute. So unfortunately, we don't have a lot to present to you guys today, but you will be getting a myriad of information from us over the next few days.

139

00:12:13.480 --> 00:12:24.940

Kyle: We have direct manufacturer connections to cabinetry, countertops, flooring the whole 9. So the idea is that we're going to be able to come in and replace uppers and lowers of your cabinets

140

00:12:24.940 --> 00:12:41.589

Kyle: at the same cost that the flood insurance is giving out for just the lowers due to our manufacturer relationships on that front. What we've done is create a packet that we will circulate with the the board. We're going to remove some information so we can keep communication concise.

141

00:12:41.590 --> 00:12:59.129

Kyle: Obviously, in a construction project and insurance project much like this. It's imperative that communication is streamlined, and everyone is on the same page for roles and responsibilities. In the 1st few weeks there's going to be a flurry of activity for the unit owners in regards to scheduling walkthroughs, sending out selection sheets

142

00:12:59.447 --> 00:13:22.729

Kyle: showing you guys how to use the software to actually create a a somewhat of a mimic of your units for what you guys are looking for for finishes and layouts things on those lines so that we can go to the manufacturer. Expedite those those products to be on site. So right when we are getting done with the white box with J. Bolt, which we've already been on site. We are inspecting their work product as well

143

00:13:22.730 --> 00:13:31.193

Kyle: to make sure that they're on schedule, and we'll be in constant communication with the board. If we don't think the white box is going to be hit by the 3rd week of

144

00:13:31.520 --> 00:13:35.020

Kyle: June, we'll have that conversation to figure out what that looks like for getting

145

00:13:35.380 --> 00:14:00.339

Kyle: sheetrock and pivoting on that perspective to finish well, finish the white box. But as far as we can see at this point. They do look like they're on that June timeline. The fact that the owner of Jay built has been receptive and understanding of wanting to close out that white box. He does have a financial incentive to finish up that portion of the project and get us on board. We're also gonna do on top of sending out a skew sheet to actually have

146

00:14:00.780 --> 00:14:26.990

Kyle: visual representation of the products that we can finish out your units with. We will be setting up in the next week or so. Probably call it the week of the 13th or 12, th mind you, we will be bringing out some of our products for a showroom in the community center. So unit owners that are on staff after talking with lease and Lisa, it seems like about 80% of the unit owners live

147

00:14:27.532 --> 00:14:49.120

Kyle: at the Association or somewhere nearby, so they can go. And physically look at those products. Soon thereafter we'll start scheduling with Justin and his team Walkthroughs to actually do inspection of the white box finish that J. Bold has completed and actually walk through them and get a better understanding of what the unit owners are looking for, for the layout of their

148

00:14:49.230 --> 00:14:55.380

Kyle: kitchen, their vanities, countertops, etc. When it comes to the finish out portion of this project

149

00:14:55.520 --> 00:15:01.499

Kyle: and the we'll also be sending out to the unit owners as well when it comes to the roles and responsibilities.

150

00:15:01.790 --> 00:15:22.400

Kyle: how to communicate with questions, comments, and concerns. Obviously Elise is great at what she does. The Board has been very cognizant of this process thus far, and it's had a lot of foresight and has seen the tea leaves with this delayed process. But we're going to have a Gmail email set up for the unit owners to consolidate all question counts and concerns. So that's going to allow us to do is

151

00:15:22.910 --> 00:15:23.400

Kyle: yeah.

152

00:15:23.400 --> 00:15:25.689

Kyle: All the questions that the unit owners may have.

153

00:15:26.010 --> 00:15:36.390

Kyle: because the majority of the time what happens with unit owners will be on a weekly call, and we'll have 10 unit owners ask the same question in 15 different ways.

154

00:15:36.410 --> 00:16:02.789

Kyle: so we'll be able to get ahead of all the questions, comments, and concerns, and address them on those weekly calls you also, the board will be receiving daily updates on what we're doing. We've already met with the Department of Tarpon to get their requirements for the finish out we've also began to pull that skew sheet together. Unfortunately, I was in a meeting this morning. And I have the roles and responsibilities on my laptop. You already sent out. So later this afternoon you'll be receiving

155

00:16:02.790 --> 00:16:14.119

Kyle: what the roles responsibilities are. Strategic plans. Dan Greenberg, Diamond Edge, Ameritech, as well as the Board as well as you. The unit numbers. Really the biggest thing that's gonna come down to the efficiency of this

156

00:16:14.462 --> 00:16:23.450

Kyle: this project is when you guys are doing your selections and the Walkthroughs just communicate what type of finishes you are looking for within our product package.

157

00:16:23.450 --> 00:16:23.860

Justin: Cheese.

158

00:16:23.860 --> 00:16:31.609

Kyle: So we can make sure that we're earmarking those products to get those on site. Our goal is to have this project done in 8 to 12 weeks. Come July.

159

00:16:32.190 --> 00:16:35.049

Kyle: and have all the units finished out in that timeframe.

160

00:16:35.360 --> 00:16:36.209

Kyle: But it is

161

00:16:36.380 --> 00:17:06.090

Kyle: to note that we are going to give a timeframe for the unit owners to make their selections come next week. You guys are going to have about 14 calendar days to pick selections. Do your walkthrough with diamond Edge to look at your units and have an idea of what you guys want that is going to allow us to order the material, have it staged on site at the property prior to the white box being finished. If we can meet that timeline. Obviously, everybody wants to get back in their units. You've been displaced for long enough.

162

00:17:06.150 --> 00:17:11.470

Kyle: but there is going to be timeline set, and the board is going to help us enforce those. But obviously

163

00:17:14.579 --> 00:17:24.329

Kyle: so that's kind of the 30,000 foot view and what we're planning on doing and how we're plan on attacking this project, we'll obviously take the at behest of the board.

164

00:17:24.399 --> 00:17:43.509

Kyle: How many unit owner meetings will have a week? We typically try to do one every other Friday during the early stage of the projects. We do it every Friday, just because there's obviously more questions. There's bolts flying everywhere, because there's a lot of movement but once we get past that, we're in the the the finish off list.

165

00:17:43.509 --> 00:17:57.409

Kyle: Once we get closer to the end of the project, those meetings will be more individualized to the Union owners so hopefully, that gives you some color on what we're planning on doing. And how we plan

to work together. I know it's a lot of information, but we look forward to restoring your community and

166

00:17:57.870 --> 00:17:58.470

Kyle: tell us.

167

00:17:58.470 --> 00:17:59.230

Justin: No.

168

00:17:59.230 --> 00:18:00.009

Kyle: Very boring.

169

00:18:03.130 --> 00:18:07.594

Joe Green: Hey, Elise, I just like to ask a question here.

170

00:18:10.070 --> 00:18:13.149

Joe Green: And anybody can can answer this.

171

00:18:13.740 --> 00:18:20.870

Joe Green: One of the things I've always wondered about is why the the house hasn't been done.

172

00:18:22.710 --> 00:18:28.929

Joe Green: And is that something we wanna ask cable to focus on before they leave? Or

173

00:18:30.330 --> 00:18:30.960

Justin: Because.

174

00:18:30.960 --> 00:18:38.040

Joe Green: If if Diamond's going to set up like a so called design center, you'd actually want the clubhouse to be finished first, st at least

175

00:18:38.760 --> 00:18:41.260

Joe Green: the Drywall, the flooring, and the painting done.

176

00:18:41.440 --> 00:18:41.940

Justin: He's like.

177

00:18:41.940 --> 00:18:45.730

Joe Green: Before we set all that stuff up in there. That's just my 2 cents.

178

00:18:46.870 --> 00:18:49.139

Joe Green: Anybody want to comment on that.

179

00:18:52.760 --> 00:18:58.069

Ameri-Tech Companies: We definitely need to get the clubhouse working so we can get our cameras working again. The full gate restored.

180

00:18:58.680 --> 00:19:03.219

Ameri-Tech Companies: Can't do none of that until we get drywall stuff.

181

00:19:03.880 --> 00:19:08.339

Ameri-Tech Companies: However, we're only at about 50% with the units.

182

00:19:10.980 --> 00:19:12.380

Ameri-Tech Companies: That's correct.

183

00:19:12.380 --> 00:19:12.890

Justin: That was.

184

00:19:13.240 --> 00:19:20.990

Ameri-Tech Companies: So that's why we made this decision. We really feel, finally, that we made the right decision to go to Diamond Edge construction. And

185

00:19:22.140 --> 00:19:28.040

Ameri-Tech Companies: they're just finishing up 3 large projects in the Tampa Bay area. So the timing was

186

00:19:29.280 --> 00:19:31.119

Ameri-Tech Companies: for them to transition to.

187

00:19:31.120 --> 00:19:31.650

Justin: Yes.

188

00:19:31.650 --> 00:19:36.809

Ellyse Vosselmann: As a matter of fact. I. There was one question in the chat, Justin Kyle, or.

189

00:19:36.810 --> 00:19:37.160

Justin: Thank you.

190

00:19:37.160 --> 00:19:38.405

Ellyse Vosselmann: How are you?

191

00:19:39.750 --> 00:19:40.620

Kyle: I'm sorry.

192

00:19:41.184 --> 00:19:46.510

Ellyse Vosselmann: One of the questions was, Who are you? What are your you know? Rachel's? etc?

193

00:19:47.060 --> 00:20:08.169

Kyle: Sure. Now we're a licensed general contract in the State of Florida. We've been licensed holders for 32 years I've been in the Restoration and the mitigation and reconstruction business. For the better part of 7 years Justin worked for one of the largest firms in the country until working with us to Diamond Edge, and being a partner here. For how many years Justin, almost 2 decades.

194

00:20:09.710 --> 00:20:15.569

Justin: That really says my age, I guess. Yeah. Better part of 15 years.

195

00:20:15.570 --> 00:20:16.160

Kyle: Okay.

196

00:20:16.230 --> 00:20:29.499

Kyle: so what we do is we come in. And this has been very prevalent a lot around these areas. Typically, what we do is, we come in and do it soup to nuts. When I say soup to nuts, we come in. We do the mitigation. We're budgeted in for the white box as well as the rebuild

197

00:20:29.530 --> 00:20:46.050

Kyle: and working with strategic claims. I know the owner of strategic claims really. Well, that's how I entered the industry as a public adjuster before going in the general contracting sphere. So what we do is, it's a very unique approach, because as contractors, we legally cannot interpret policy nor negotiate policy.

198

00:20:46.050 --> 00:21:01.039

Kyle: that being said by partnering with a Dan Greenberg of strategic claims, consultants have an understanding of what their roles and responsibilities are. We can budget out their fee and also understand exactly what they need from an invoicing perspective. To make sure that everything that

199

00:21:01.280 --> 00:21:04.650

Kyle: we're putting in front of you guys is gonna be covered by the insurance.

200

00:21:05.180 --> 00:21:12.110

Kyle: There's no point in us rebuilding your association. If we come back to you in 3 months and say you owe us X amount of dollars with this giant bill.

201

00:21:12.570 --> 00:21:20.889

Kyle: I wanna make sure that everything that we're putting forward covered by insurance, and we understand the pricing that is necessary for us to

202

00:21:21.080 --> 00:21:26.000

Kyle: get that covered. Also, I I'm getting a lot of feedback.

203

00:21:26.370 --> 00:21:27.040

Justin: I do?

204

00:21:27.040 --> 00:21:28.930

Kyle: I don't. I don't like to hear my gravelly voice.

205

00:21:28.930 --> 00:21:29.750

Justin: My grandmother, boy.

206

00:21:31.320 --> 00:21:36.579

Ellyse Vossellmann: -Oh, see if I can mute anybody. Okay.

207

00:21:36.580 --> 00:21:37.120

Kyle: Okay.

208

00:21:37.690 --> 00:21:45.160

Ellyse Vosselmann: Everybody's muted. Kyle. There, there are definitely a lot of questions, and this is, we have not been able to.

209

00:21:46.100 --> 00:21:49.520

Ellyse Vosselmann: I think it might be Justin's feedback. I'm not sure who's J.

210

00:21:49.520 --> 00:21:50.130

Ellyse Vosselmann: Ph.

211

00:21:50.130 --> 00:21:50.960

Justin: Can I help you?

212

00:21:50.960 --> 00:21:51.540

Ellyse Vosselmann: That.

213

00:21:54.090 --> 00:21:55.850

Ellyse Vosselmann: See if is that better?

214

00:21:56.190 --> 00:21:57.270

Kyle: Much wonderful.

215

00:21:57.270 --> 00:22:12.330

Ellyse Vosselmann: Okay? There's been always a lot of questions about, you know. What are we allotted fema money, you know. What is insurance paid? What have we gotten so much so far? And I think it's been not clear as to how.

216

00:22:12.330 --> 00:22:12.900

Kyle: Sure.

217

00:22:12.900 --> 00:22:14.009

Ellyse Vosselmann: Actually works.

218

00:22:14.330 --> 00:22:43.770

Kyle: So again, like I said before, I am a contractor, I legally cannot interpret policy, but what I can tell you is what I've heard from public adjusters and folks from working on fema losses for the nfip. For the better part of 8 years. The coverage, as I've been told again, I'm not interpreting. Policy is based on whatever water touches from the flood, direct physical contact. Anybody can Google that anybody can see the flood policy. So what is unique about what we do is we do a proceeds agreement which covers the

219

00:22:44.060 --> 00:23:11.659

Kyle: attorney, public adjuster, property management fees that come out of our cost. The way that we can do that is by getting our manufacturer direct products and installing them and using our labor on site. Well, that ensures that we can turnkey your entire project. Make sure there's no out of pocket expense, because the reality is, if you go with another contractor, they're not going to have the the relationships that we have to get these cabinets and a lot of these other items for the finish out a in a timely manner, because, believe it or not.

220

00:23:11.740 --> 00:23:37.129

Kyle: as you can see in this entire county, and pretty much all the way down to a little Gasparilla Island. Everybody needs new cabinets, because everybody flooded from these prefirm construction buildings. Secondarily, because we have the relationship with the manufacturer, we can get very unique pricing models set up because we do not only do we do insurance work. We also do ground up remodels all over the country. So we're able to negotiate on that behalf and get a more complete

221

00:23:38.300 --> 00:23:47.039

Kyle: finish out for the unit owners without having that out of pocket expense. The idea is to make sure that you guys are at tree loss condition in the best possible way the best

222

00:23:47.180 --> 00:23:53.149

Kyle: way possible, in order to make sure that there's no out of pocket expense. Your professional fees are covered.

223

00:23:53.290 --> 00:24:04.499

Kyle: and you guys aren't hitting the fema 50 50 rule, right? Because it's very imperative to understand from the property perspective, you have to be very careful if you don't have a general contractor that is

aware of how to permit correctly.

224

00:24:04.680 --> 00:24:33.470

Kyle: You can easily go over the 50 50 year old, especially when trying to self Gc. Projects like this. Anybody will tell you it's ever dealt with the permit department. I dealt with the Permit department for about 7 h yesterday, between tarpon and Indian shores. It is not a fun experience, especially when you're using your time and your money to do it. So that's how this whole process kind of marries up. So we're not charging anything outside of what the insurance company is going to pay for the covered items. If they're only covering the lower lowers.

225

00:24:33.660 --> 00:24:40.439

Kyle: we can have the ability to replace like for like for uppers and lowers, which is a huge benefit.

226

00:24:40.610 --> 00:24:47.269

Ellyse Vosselmann: What about things like faucets that weren't touched, but somehow got removed.

227

00:24:47.270 --> 00:24:52.632

Kyle: So the so the faucets things on those lines. If the sink had to be removed because the

228

00:24:53.590 --> 00:24:54.270

Kyle: the

229

00:24:54.950 --> 00:24:56.090

Ellyse Vosselmann: Cabinets.

230

00:24:56.090 --> 00:25:17.920

Kyle: And it was affected by flood. We will be giving you guys a couple options. A lot of people like the farmhouse style sinks. That's what we've been getting a lot of lately. Instead of this, the split sinks. So we we have a massive skew of those we also have the ability to get very competitive pricing on appliances as well, which we can also help facilitate. And

231

00:25:18.730 --> 00:25:25.379

Kyle: and yeah, that's that's basically what we're we're turnkey in this perspective.

232

00:25:26.140 --> 00:25:26.820

Ellyse Vosselmann: Okay?

233

00:25:28.080 --> 00:25:29.680

Ellyse Vosselmann: Another question.

234

00:25:30.140 --> 00:25:35.930

Kyle: Oh, also, from what I've heard from strategic washers and dryers are not covered. If nobody's told you yet.

235

00:25:37.210 --> 00:25:38.540

Ellyse Vosselmann: What about water heaters.

236

00:25:39.090 --> 00:25:44.300

Kyle: Water heaters. That is a great question for strategic. It's a case by case scenario.

237

00:25:44.700 --> 00:25:45.990

Ellyse Vosselmann: Thank you.

238

00:25:47.530 --> 00:25:49.340

Ellyse Vosselmann: Some other questions I have.

239

00:25:52.120 --> 00:26:00.150

Ellyse Vosselmann: Can we get an allowance to finish your own? Their own units? Yes, and that would come from a strategic giving us the numbers correct.

240

00:26:00.520 --> 00:26:07.719

Kyle: Yes, that that is a possibility. When I again like, I stated previously, you guys can do your own finish out if you

241

00:26:08.140 --> 00:26:13.909

Kyle: choose to do so. The idea is, though, that because there's a general contractor involved, there's gonna have

242

00:26:14.520 --> 00:26:39.579

Kyle: Gc. Hired to coordinate trades and to take over those permits.

Once you guys decide to engage a different company like I said before, make sure. Whoever you hire, they understand insurance. They understand exactly, because the billing is not like a typical remodel. They got to make sure that you're allocated for all the money that you're taking out of the insurance needs to be appropriately documented so that strategic can release those funds

243

00:26:39.750 --> 00:26:43.769

Kyle: for the appropriate line items in that exact debate. And if

244

00:26:44.190 --> 00:26:47.750

Kyle: you guys haven't seen an exact date invoice, it's about

245

00:26:48.130 --> 00:26:51.449

Kyle: 20 to 30,000 line items long, and

246

00:26:51.580 --> 00:26:56.820

Kyle: you got to segment those out and also back to the last thing I said in the previous.

247

00:26:56.820 --> 00:26:57.849

Kyle: yeah, pretty destructive

248

00:26:57.850 --> 00:27:07.799

Kyle: are responsible for the Fema 50 50 rule. And making sure that you guys are not going over because a lot of municipalities and counties and cities. They are in a situation where

249

00:27:08.660 --> 00:27:37.510

Kyle: your neighbors might be up and running because they work for diamond edge. We did the appropriate permitting and the appropriate submittals to tarpon Springs. And if you have a contractor that doesn't understand what needs to be submitted, your unit could be condemned, and your neighbor will be up and running. So it's a very again when the Federal Government's involved, especially the National Flood insurance program. It's it's not as simple as a wind event from a hurricane. Because you're dealing with the ability for the Federal Government to say you cannot no longer habitate

250

00:27:37.530 --> 00:27:40.440

Kyle: habitat, habitate a unit. Okay.

251

00:27:41.672 --> 00:27:52.299

Ellyse Vosselmann: Okay? So another question I have is, can we pick other selections that are not in your package? If you're gonna if you're going to do their contracting. Can they pick other selections.

252

00:27:52.300 --> 00:27:56.449

Kyle: What we can do is we'll give before we get too ahead of ourselves. And again, this is gonna be a big.

253

00:27:56.942 --> 00:27:58.909

Justin: Can touch on that.

254

00:27:58.910 --> 00:27:59.670

Kyle: Yeah, they are.

255

00:27:59.670 --> 00:28:00.560

Justin: Yeah, we're.

256

00:28:00.560 --> 00:28:03.150

Kyle: This few package together of our products.

257

00:28:03.150 --> 00:28:03.570

Justin: Product.

258

00:28:03.570 --> 00:28:04.080

Kyle: That part.

259

00:28:05.060 --> 00:28:07.740

Kyle: You can make that decision on your own. But go ahead just.

260

00:28:11.500 --> 00:28:21.429

Justin: My name is Justin Richard. I'm chief operating officer just in case anybody came online, you know, wasn't able to hear the introduction right at 10 Am.

261

00:28:23.880 --> 00:28:42.299

Justin: we've been doing this for a long time, and I can tell you that. When we created diamond and we worked on subsidiary groups under our umbrella. It's it's major focus was being able to restore people

properly after storms.

262

00:28:42.994 --> 00:28:47.750

Justin: In regards to the selections that you'll see.

263

00:28:48.040 --> 00:29:13.040

Justin: just because you have a piece of flooring, or you have a style of wood or a color. It might not be the color that you have found on the or sorry it might not be the same name that you found on. Say, somebody's website or or pinterest we've we've gotten that a lot at some of the other communities. Our selections are pretty vast.

264

00:29:13.150 --> 00:29:22.249

Justin: So the the best response for people that kind of have an idea on maybe a specific color or

265

00:29:22.510 --> 00:29:32.879

Justin: ports. Is. It's gonna be important that the communication process is just streamlined in a way that we can

266

00:29:33.110 --> 00:29:54.039

Justin: gather all that information so that we can product match what they're looking for. We've had a lot of success. Matching specific items that that people look for. So I would say, you know. Put the burden, you know, back on our team. To make sure

267

00:29:54.370 --> 00:29:56.700

Justin: you have exactly what you're looking for.

268

00:29:57.150 --> 00:30:12.800

Kyle: Absolutely well, said Justin, and the reality is that's why these Walkthroughs are gonna be imperative for the unit owners. And again, if you can't physically be there, guys, we'll send out a Google meets for about 15 to 30 min to do a walkthrough of your unit. And then we can also discuss on any other outlying

269

00:30:12.970 --> 00:30:36.849

Kyle: finishes that you may not have seen in our skew package, and if we can match those, and we can find those products within our manufacturing inventory. That's something that we're going to be able to do. Obviously your exotics and somebody's looking for bamboo cabinets. And you're covered for White Shaker. That is not going to be

the case, and that'll be a outside expense. The idea and all this is, make sure that we have the premium finishes that we have available to ourselves and install those

270

00:30:37.090 --> 00:31:01.030

Kyle: in your unit to get you up and running as quickly as possible. But we are willing to work around and work with unit owners. What we'd like to do is let's not get too exotic on these, because we'll bring out items in this process that are covered by your insurance. Right? The idea this isn't winning the lottery. We're trying to get you to pre loss condition. So the idea is that we're doing uppers and lowers is going to be a huge

271

00:31:01.110 --> 00:31:10.220

Kyle: cost, saving benefit to the unit owners, because the majority of contractors cannot find that pricing or have those manufacture relationships that will allow you to do both.

272

00:31:10.980 --> 00:31:20.450

Ellyse Vosselmann: Kyle along those lines. There are people that have ordered per instructions from J. Bolt flooring already, or cabin

273

00:31:20.450 --> 00:31:20.790

Ellyse Vosselmann: Ed.

274

00:31:21.907 --> 00:31:31.280

Ellyse Vosselmann: And there's a restocking fee of 20%. How will you handle people that have already ordered their their, some of their items.

275

00:31:31.820 --> 00:31:32.880

Kyle: Good. Great question.

276

00:31:33.300 --> 00:31:33.700

Kyle: The keynote.

277

00:31:33.700 --> 00:31:35.289

Justin: We have a really good relationship.

278

00:31:35.290 --> 00:31:35.660

Kyle: Oh, go ahead!

279

00:31:35.660 --> 00:31:57.729

Justin: Yeah, we have a really good relationship with Lowe's nationwide direct. They're one of their head departments is, is a really is really close to us. I don't see it being an issue on, if I can. We need to collect anyone that's

280

00:31:58.230 --> 00:32:08.732

Justin: put those orders on. I can get that way where we we can reset things that anything that's done through lows is actually,

281

00:32:09.753 --> 00:32:15.189

Justin: really easy to make up for. So that shouldn't be an issue.

282

00:32:15.190 --> 00:32:17.900

Kyle: But we send out as well. We're gonna be sending out a

283

00:32:18.080 --> 00:32:25.680

Kyle: for all the unit owners. We're going to be sending that email. We have to get an understanding, at least on exactly who has ordered what what products they already have.

284

00:32:25.790 --> 00:32:29.159

Kyle: This is not uncommon. Obviously people are trying to be

285

00:32:29.270 --> 00:32:51.530

Kyle: proactive in their approach. Order these materials because, as we all know, they're in short supply. If you don't have these relationships, that diamond edge does so, we will collect all the information from the on the finishes that they've already purchased. Get a better idea if there's a way to work with those finishes. If there's a way to resend them to Lowe's. If that's the case, that's something we can go down that route. If not, we can do

286

00:32:51.610 --> 00:33:08.929

Kyle: a myriad of things to warranty it on a labor side, because the labor rates is really what's going to help save a lot of cost when it comes to these finishes, as well as making sure we fall into that the parameters of the settlement that the insurance company is giving for each one of the finishes listed on that exactimate price.

287

00:33:09.100 --> 00:33:31.025

Ellyse Vosselmann: Okay. And having said that everybody that on the call all the units that are have been affected, I will be sending out an excel spreadsheet with what Ameritech has as your your address, your mailing address, your phone number, your your email address. I would like you to go through those that and please

288

00:33:32.221 --> 00:33:57.119

Ellyse Vosselmann: please update it to the best possible information, so that Kyle has what he needs to reach you. If you do not receive an email from me. It means I do not have your correct information. And then I'll do that either today or tomorrow. Hopefully, it'll go out today or tomorrow. If, in fact, you you do not get an email from me. It means I do not have the correct.

289

00:33:57.120 --> 00:33:59.310

Kelly Casteel: Send you an email today or tomorrow.

290

00:33:59.310 --> 00:33:59.900

Kyle: Got it.

291

00:33:59.920 --> 00:34:25.520

Kyle: Hey, Elise? I I'm sorry, guys, this is a last minute board meeting. We are. I have to get into my 1130. You're gonna be hearing a lot from us lately. I know Justin has to sign off as well. Elise. If there's any questions in the chat we did not get to. Please compile those. I'll send you the the mornings rebuild@gmail.com. That'll be the main flow of communication. Our entire staff has access to that, so we can have everything communicated thoroughly.

292

00:34:25.520 --> 00:34:48.599

Kyle: and it's all in one place. So we have appropriate, follow up and communication throughout this entire process. Last thing, I'll say, really, look forward to working with you guys any questions. We will be circulating a breakdown of our roles responsibility internally. Here at Diamond Edge, where we've seen a lot of Justin and I over the next few weeks and a couple of months, and we look forward to work with you. And, Elise, I'll leave it to you guys, and we will be in touch.

293

00:34:48.900 --> 00:34:51.359

Ameri-Tech Companies: Thank you, Kyle and Justin, appreciate your time.

294

00:34:51.510 --> 00:34:51.960

Kyle: Really, appreciate.

295

00:34:51.969 --> 00:34:52.819

Justin: Thank you very much.

296

00:34:53.780 --> 00:34:55.050

Kyle: Alright, bye-bye.

297

00:34:58.030 --> 00:34:58.930

Ellyse Vosselmann: Alright

298

00:35:04.400 --> 00:35:09.360

Ellyse Vosselmann: Well, you guys, what do you want you there? There's a lot of

299

00:35:09.770 --> 00:35:16.725

Ellyse Vosselmann: questions for Jabal here. Obviously he's not on this call, and I will compile those questions.

300

00:35:17.160 --> 00:35:20.950

Ameri-Tech Companies: Can you add him to the call? Is he aware that he's supposed to be on here.

301

00:35:21.170 --> 00:35:27.119

Ellyse Vosselmann: Well, I did. I invited Kyle, so I did not invite him because I was because this was a diamond edge.

302

00:35:27.725 --> 00:35:30.669

Ameri-Tech Companies: See a gym on here, but I don't know who that is.

303

00:35:31.050 --> 00:35:35.069

Ellyse Vosselmann: It's it's not, it's not him. I don't believe.

304

00:35:35.770 --> 00:35:39.530

Ellyse Vosselmann: Let me see if if let me see if he can jump on a call.

305

00:35:39.750 --> 00:35:40.370
Ameri-Tech Companies: Alright!

306
00:37:08.040 --> 00:37:14.900
Ellyse Vosselmann: Okay, I just sent him the link, and he should get on. Anybody have any questions for the board?

307
00:37:20.200 --> 00:37:21.650
Ellyse Vosselmann: Can everybody hear me?

308
00:37:21.650 --> 00:37:24.280
Ameri-Tech Companies: Hey? Is- is Dan on the call? At least.

309
00:37:24.478 --> 00:37:27.060
Ellyse Vosselmann: He was invited to the call, but he is not on the call.

310
00:37:32.050 --> 00:37:43.230
Lael C.: Hello! I came on a little bit late. I put my question in the chat. I was just wondering if you guys had discussed the special assessment yet? And is that something.

311
00:37:43.350 --> 00:37:45.860
Ellyse Vosselmann: Okay, we'll be. We'll be doing it after this.

312
00:37:46.360 --> 00:37:48.739
Lael C.: Okay, after what?

313
00:37:49.260 --> 00:37:52.000
Ellyse Vosselmann: After after the the rest of this Town Hall.

314
00:37:52.210 --> 00:37:53.810
Lael C.: Okay. Gotcha

315
00:37:55.980 --> 00:37:56.340
Ellyse Vosselmann: Go ahead!

316
00:37:56.340 --> 00:38:00.449
Lael C.: And I was just wondering as well when our air conditioners

will be replaced.

317

00:38:00.450 --> 00:38:05.269

Ellyse Vosselmann: Again. Those are all questions for the board and for Jay Bolt when he jumps on.

318

00:38:05.270 --> 00:38:05.940

Ameri-Tech Companies: Believe me.

319

00:38:05.940 --> 00:38:06.680

Lael C.: Okay.

320

00:38:06.680 --> 00:38:11.419

Ameri-Tech Companies: Issue many times with our attorney. And I'm I'm about to email him again. I want an answer.

321

00:38:13.137 --> 00:38:15.630

Ellyse Vosselmann: What? What do you want to answer to Pete?

322

00:38:15.820 --> 00:38:19.060

Ameri-Tech Companies: Air conditioning. We've talked about this at least 4 times now.

323

00:38:19.060 --> 00:38:22.520

Ellyse Vosselmann: Yes, I spoke with Dave this morning. He is sending me the.

324

00:38:22.899 --> 00:38:28.209

Ameri-Tech Companies: Just want people thinking we're doing. We're not doing nothing here because we are.

325

00:38:28.210 --> 00:38:29.400

Ellyse Vosselmann: He's sending.

326

00:38:29.400 --> 00:38:30.430

Joe Green: On the call at least.

327

00:38:30.430 --> 00:38:33.260

Ellyse Vosselmann: Oh, he is! Oh, hey, Dave!

328

00:38:33.260 --> 00:38:33.910

David: Hey!

329

00:38:34.760 --> 00:38:44.229

Ellyse Vosselmann: Alright, everybody if you would. I know we have a lot of questions for Jay Bolt, so if you would just kind of

330

00:38:46.030 --> 00:38:46.870

Ameri-Tech Companies: Sorry.

331

00:38:47.660 --> 00:38:59.930

Ellyse Vosselmann: Yeah, just one at a time. See if I can figure out. But let me let me go through that. Let me go through the chat first, st Dave, and then I'll then we can answer anything that we didn't answer.

332

00:39:03.040 --> 00:39:04.689

Ellyse Vosselmann: Let's see.

333

00:39:06.060 --> 00:39:15.417

Ellyse Vosselmann: some of the questions are something like, Why did you not use cast iron shower pans that were saved?

334

00:39:16.250 --> 00:39:21.799

Ellyse Vosselmann: Some of the people, I guess, had some higher end shower pans in their unit.

335

00:39:22.790 --> 00:39:25.429

Ameri-Tech Companies: Good, thank you. We're from my car yesterday.

336

00:39:26.190 --> 00:39:31.069

Ellyse Vosselmann: That was one question, Dave, can you hear me?

337

00:39:31.530 --> 00:39:32.509

Ellyse Vosselmann: Yeah, I can hear you.

338

00:39:32.510 --> 00:39:33.330

Ellyse Vosselmann: Oh, okay.

339

00:39:33.880 --> 00:39:35.459

David: The cast on your tub.

340

00:39:36.255 --> 00:39:39.500

Ellyse Vosselmann: It just says Power. It says, shower pans.

341

00:39:39.950 --> 00:39:44.840

Joe Green: Well, at least, maybe the person who wrote the letter can explain what they mean.

342

00:39:45.430 --> 00:39:47.240

Ellyse Vosselmann: Wrote the wrote the comment.

343

00:39:48.890 --> 00:39:55.120

Ellyse Vosselmann: I don't. I don't see if she is still on Tina.

344

00:39:59.370 --> 00:40:00.120

Ellyse Vosselmann: Okay.

345

00:40:00.390 --> 00:40:04.509

Joe Green: Said Tina. Iphone, so I don't know who that is.

346

00:40:04.790 --> 00:40:05.710

Ellyse Vosselmann: I don't either.

347

00:40:06.520 --> 00:40:09.020

Ellyse Vosselmann: With Tina. Can you unmute

348

00:40:12.090 --> 00:40:12.920

Ellyse Vosselmann: right?

349

00:40:12.920 --> 00:40:13.389

Ellyse Vosselmann: I don't know what.

350

00:40:13.390 --> 00:40:17.010

Tina iPhone: Okay, yes, they saved my cast. Iron.

351

00:40:17.010 --> 00:40:17.530

David: That's.

352

00:40:17.530 --> 00:40:18.960

Tina iPhone: Jalapans.

353

00:40:18.960 --> 00:40:20.549

Joe Green: What unit are you in, ma'am.

354

00:40:20.950 --> 00:40:27.320

Tina iPhone: 27, the 1st unit on the left building. 12 building 12.

355

00:40:28.250 --> 00:40:30.610

Tina iPhone: They're sheet rocking it now.

356

00:40:30.940 --> 00:40:34.240

Tina iPhone: You saved my cast iron pans.

357

00:40:34.610 --> 00:40:39.259

Tina iPhone: They're very expensive, and that's what we want to put back in.

358

00:40:39.520 --> 00:40:45.540

Tina iPhone: And now we went there last week because we don't live around there, and you're doing a cement job.

359

00:40:46.290 --> 00:40:48.229

Tina iPhone: and they've been thrown away.

360

00:40:48.610 --> 00:40:55.139

Tina iPhone: and they have a very high resale value besides. So where are they? And why haven't they been used.

361

00:40:58.890 --> 00:40:59.400

David: We didn't.

362

00:40:59.400 --> 00:41:00.260

Tina iPhone: Hey! Hamel.

363

00:41:00.450 --> 00:41:03.860

David: I'm gonna have to go back and find the pictures of your unit.

364

00:41:04.910 --> 00:41:15.110

Tina iPhone: Yeah. Well, the well, the cast iron pan. One of them was outside all this time and just thrown away, and the other one was inside.

365

00:41:15.690 --> 00:41:17.079

Tina iPhone: and now they're gone.

366

00:41:17.450 --> 00:41:18.970

David: Are you talking about tubs.

367

00:41:19.600 --> 00:41:21.650

Tina iPhone: No shower pans.

368

00:41:23.000 --> 00:41:25.619

David: Well, we don't use metal shower pans anymore.

369

00:41:25.860 --> 00:41:28.430

Tina iPhone: It's not metal, it's cast iron, porcelain.

370

00:41:28.670 --> 00:41:31.029

David: Cool cast iron is metal.

371

00:41:31.940 --> 00:41:34.690

Tina iPhone: Yeah. Well, it's much better than what you're doing.

372

00:41:38.440 --> 00:41:40.580

Ellyse Vosselmann: Alright, Dave, would you look into that for us?

373

00:41:40.580 --> 00:41:46.809

Ellyse Vosselmann: I will look can you make a note of that, Richard?
Yeah. Richard made a note of that. Okay.

374

00:41:46.810 --> 00:41:47.380

Ellyse Vosselmann: Tina.

375

00:41:47.380 --> 00:41:48.420

Tina iPhone: Thank you.

376

00:41:51.720 --> 00:41:52.860

Ellyse Vosselmann: Let's see

377

00:41:57.930 --> 00:42:12.270

Ellyse Vosselmann: So if if the owners that chose to use you with the extra funds that they paid decide to go, you know, are going to go with the new company for finishing. How will you refund their money?

378

00:42:12.900 --> 00:42:18.029

David: Well, we'll write them a check if they wrote J. Bolt a check, we will write them a check back.

379

00:42:18.730 --> 00:42:19.550

Ellyse Vosselmann: Okay.

380

00:42:20.070 --> 00:42:20.580

Ellyse Vosselmann: Thank you.

381

00:42:20.580 --> 00:42:23.069

David: We're we're working this week on

382

00:42:23.220 --> 00:42:24.929

David: trying to break that all down.

383

00:42:29.680 --> 00:42:30.869

David: About it yesterday.

384

00:42:30.870 --> 00:42:36.879

Ellyse Vosselmann: Does your white box your white box? Will that include painting, or will that be the new diamond edge?

385

00:42:36.880 --> 00:42:38.370

David: Now that includes painting.

386

00:42:43.860 --> 00:42:44.840

Ellyse Vosselmann: See?

387

00:42:47.010 --> 00:42:54.100

Ellyse Vosselmann: So that was a question. Of course, the air conditioning the the big question is, when will all the air conditionings be replaced?

388

00:42:55.910 --> 00:42:59.420

David: Well, when we get to the point where we need to put air conditioners in them.

389

00:43:01.400 --> 00:43:02.510

Ellyse Vosselmann: What point is that.

390

00:43:02.853 --> 00:43:20.050

David: John was in my office today. I've decided to give him all of the A/C. Work. So he was in my office couple of hours ago. And we are kind of formulating a game plan on how we're gonna do this because the problem is going to be is

391

00:43:20.470 --> 00:43:25.470

David: that fema actually only paid about 2 grand a unit.

392

00:43:28.070 --> 00:43:35.350

David: We wrote him a check for 2864 per unit that he installed, which is.

393

00:43:36.340 --> 00:43:56.539

David: really more than Fema gave us. But at the conversation I have with John is, we don't want him to. We don't want him to be financially struggling because of all the A/C units that we can't pay for right now. So we've come across the number that we're gonna pay him. And he said he can live with for a couple of months until

394

00:43:56.960 --> 00:43:59.560

David: the fema money rest of the fema money comes up.

395

00:44:01.880 --> 00:44:11.029

Ellyse Vosselmann: And did did you guys discuss? I mean, we have a lot

of drywall and stuff already in? When will the when will those units get their their air conditioning

396

00:44:12.100 --> 00:44:13.380

Ellyse Vosselmann: replaced.

397

00:44:13.380 --> 00:44:16.759

David: Well, they're all going to be replaced.

398

00:44:18.180 --> 00:44:19.670

Ellyse Vosselmann: So, is.

399

00:44:19.670 --> 00:44:23.239

David: Be replaced. They'll be replaced as

400

00:44:23.810 --> 00:44:27.269

David: we need them replaced, and we're ready for them.

401

00:44:29.250 --> 00:44:30.425

Victoria's iPad (2): And which is when.

402

00:44:31.690 --> 00:44:32.370

David: What's that?

403

00:44:32.590 --> 00:44:37.650

Ellyse Vosselmann: At what part? At what point are are you ready for for air conditioning units?

404

00:44:37.650 --> 00:44:39.800

David: Well, normally, we put those in last.

405

00:44:40.170 --> 00:44:48.440

David: So we can paint inside the closets. And and we're not worried about any

406

00:44:48.930 --> 00:44:54.390

David: particles. And normally, our procedure is, we put a big industrial

407

00:44:54.720 --> 00:45:01.989

David: air scrubber in each unit, let it run for a few hours to cycle all the dust out of the air and then put the unit in it.

408

00:45:03.340 --> 00:45:06.850

David: I will get with Jim today, I mean, is, is there a concern?

409

00:45:07.780 --> 00:45:10.849

David: I don't know that anybody can live downstairs right now.

410

00:45:11.680 --> 00:45:17.109

David: I guess Richard and Donna are the closest to being finished

411

00:45:17.780 --> 00:45:19.609

David: where we need A/C in them.

412

00:45:23.160 --> 00:45:41.349

Pam: This is Pam. So I have a couple of questions because we've been talking to David a lot. A lot of us went with vidsun so Wayne told me. He talked to the A/C guy that you were using and that he felt the unit did not need to be replaced.

413

00:45:41.540 --> 00:45:52.920

Pam: Maybe the condenser, he said. Everything was fine. So there's several of us in that boat. We've already paid 6,000. Now we only get 2,000 back.

414

00:45:52.930 --> 00:46:12.549

Pam: Vincent had worked with another owner. He got a retroactive permit. The city inspector came back, and he passed that. He passed that inspection. Unfortunately, since you took the air handlers out. They cannot call the inspector in.

415

00:46:12.740 --> 00:46:18.249

Pam: So I want to know, because we've been going back and forth.

416

00:46:18.370 --> 00:46:26.590

Pam: Are you going to be able to not replace the big units, but the condensers, or whatever else you needed to replace.

417

00:46:28.250 --> 00:46:43.839

David: Pam. We've had many conversations about this, and I've spoken to you in person about it. I've met with the city about it. I called the city about it, and what the city told me they would let retroactive they would grandfather in units if people pulled a permit for them.

418

00:46:44.210 --> 00:46:56.149

David: Okay, they personally told me that on the phone they personally told me that in person I don't know how much clearer I can be if a person pulled a permit. When they had their system replaced after the hurricane.

419

00:46:56.370 --> 00:46:57.519

David: They will

420

00:46:57.730 --> 00:47:06.580

David: grandfather those in, and they can run with what they have. If that did not pull permits. They're not going to let them do that. That's what they told me.

421

00:47:07.170 --> 00:47:18.440

Pam: Okay, so, Vincent, I have talked to Vincent personally. They did pull a retroactive permit that owner's unit because you had not touched it, passed the inspection.

422

00:47:19.080 --> 00:47:20.420

Pam: and again we've talked.

423

00:47:20.420 --> 00:47:22.070

David: Connection, Pam, because.

424

00:47:22.070 --> 00:47:28.589

Pam: The inspection that the unit was okay, the inspection that the unit, that that unit was fine, the way it is.

425

00:47:28.590 --> 00:47:30.390

David: Section. Are you talking about Pam.

426

00:47:30.690 --> 00:47:34.990

Pam: I'm talking about the inspection, the building.

427

00:47:34.990 --> 00:47:39.310

David: There's been over a hundred inspections out there. Which one are you talking about?

428

00:47:39.310 --> 00:47:41.829

David: I'm talking about the unit or the A/C system.

429

00:47:42.380 --> 00:47:57.880

Pam: I'm talking about the whole system, Vincent, because you had not touched this person's unit or A/C handler. They pulled a retroactive permit. The building inspector went out there, and they passed that

430

00:47:58.110 --> 00:48:01.380

Pam: inspection for that unit owner.

431

00:48:01.380 --> 00:48:06.239

Pam: Okay, so that has happened in the that has happened in the last week.

432

00:48:06.420 --> 00:48:12.270

David: What? What is your point? Because that's exactly what I told you. The city, how the city wanted to handle it.

433

00:48:12.440 --> 00:48:13.010

David: What is your.

434

00:48:13.010 --> 00:48:17.969

Pam: Well, the the point is because you pull the air handler out of our unit.

435

00:48:17.970 --> 00:48:25.329

David: I gotta do that, Pam. I can't, you know that's got to be done. So that's not even something we can really debate. The air handlers had to come out.

436

00:48:29.840 --> 00:48:35.279

Pam: So we got to place the whole outside unit. Is that what you're saying at this point as well.

437

00:48:35.450 --> 00:48:41.020

David: Dutch Dutch that the out anything that got underwater has to be replaced.

438

00:48:43.780 --> 00:48:44.590

Pam: Okay.

439

00:48:45.120 --> 00:48:48.830

David: That's not even that's not even a debate.

440

00:48:48.950 --> 00:48:49.760

David: Everything.

441

00:48:49.760 --> 00:48:50.260

Pam: All right.

442

00:48:51.270 --> 00:48:53.349

Pam: Okay. You've answered my question. Thank you.

443

00:48:53.810 --> 00:48:54.610

David: Alright, bye.

444

00:49:00.200 --> 00:49:04.235

Ellyse Vosselmann: Okay, gonna go on to my chat.

445

00:49:16.630 --> 00:49:30.009

Ellyse Vosselmann: Dave, Dave, one of the questions I have is about I about the 50% rule. Are you concerned about the 50% rule? Because I think maybe from.

446

00:49:30.010 --> 00:49:31.660

David: You talk about in the clubhouse.

447

00:49:31.830 --> 00:49:35.160

Ellyse Vosselmann: No, actually in the units. You're not. You're not concerned about that.

448

00:49:35.160 --> 00:49:46.640

David: Not at all. We're way. We're way past that. They would have never let us do anything out there if that that was. Those numbers were crunched long ago, and they wouldn't have issued permits to rebuild them.

449

00:49:48.650 --> 00:49:49.340

Ellyse Vosselmann: Thank you.

450

00:49:49.340 --> 00:49:52.859

David: Or you're good there, except for the clubhouse. Right?

451

00:49:53.470 --> 00:50:01.402

David: I we've called several times and they haven't given us a definitive answer yet on how they're gonna let us move at the clubhouse.

452

00:50:02.170 --> 00:50:03.040

Ellyse Vosselmann: Okay?

453

00:50:06.290 --> 00:50:12.050

Ellyse Vosselmann: who? Who? Who's working on the appliances? Is that part of the white part of the white box? Yes.

454

00:50:12.200 --> 00:50:12.929

Ellyse Vosselmann: the appliance.

455

00:50:12.930 --> 00:50:15.449

David: I don't think appliances are part of the white box.

456

00:50:16.100 --> 00:50:18.349

David: I I do have all the numbers.

457

00:50:20.240 --> 00:50:20.620

Ellyse Vosselmann: Okay.

458

00:50:20.620 --> 00:50:25.250

David: So you know, each unit is different of

459

00:50:27.650 --> 00:50:30.821

David: I I don't know how we want to do that with.

460

00:50:33.090 --> 00:50:37.260

David: you know, we need to talk to Dan about it. We just write the homeowners a check

461

00:50:37.850 --> 00:50:40.860

David: and let them go do their own thing.

462

00:50:42.220 --> 00:50:44.409

Ellyse Vosselmann: That's probably the best way to handle it.

463

00:50:45.745 --> 00:50:53.337

Ellyse Vosselmann: That that's a question. I will pose to the next company.

464

00:50:55.300 --> 00:50:59.079

David: I think I think that would be best for the homeowners, because they could pick out.

465

00:50:59.300 --> 00:51:00.870

David: you know, colors and.

466

00:51:02.813 --> 00:51:05.749

Ellyse Vosselmann: Okay, our flooring is flooring part of the white box.

467

00:51:06.980 --> 00:51:10.440

David: No right or yes no.

468

00:51:11.580 --> 00:51:12.769

David: Where's my list?

469

00:51:17.410 --> 00:51:19.179

David: I don't think flooring is.

470

00:51:23.630 --> 00:51:24.070

Pam: Oh!

471

00:51:25.310 --> 00:51:31.270

David: That contract that I gave you yesterday. Hold on a minute, please.

472

00:51:45.070 --> 00:51:48.369

Ellyse Vosselmann: All right while you're looking that up. I'm going to answer this question about Fema.

473

00:51:48.500 --> 00:51:56.980

Ellyse Vosselmann: When what has Fema paid, and what has the distribution of those funds been.

474

00:51:57.190 --> 00:52:03.029

Ellyse Vosselmann: Fema sends their funds to our attorney. He distributes the funds.

475

00:52:03.140 --> 00:52:14.600

Ellyse Vosselmann: So those funds go directly to the contractor unless you are doing your own work. If you are doing your own work once the final numbers come in.

476

00:52:14.820 --> 00:52:22.289

Ellyse Vosselmann: Dan Greenberg, the attorney, will write you a check for what Fema has paid for for your particular unit.

477

00:52:26.510 --> 00:52:36.450

David: They don't. When the money comes in from Fema it goes to Ameritech. The Ameritech sends it to the attorney. Dan Dan holds the money until I send him an invoice.

478

00:52:36.930 --> 00:52:39.420

David: I don't invoice until I've done the work.

479

00:52:41.910 --> 00:52:43.483

Ellyse Vosselmann: Right. So

480

00:52:46.520 --> 00:53:13.810

Ellyse Vosselmann: If you're choosing to use your own contractor, or or do something on your own, then, once the you send, and I'm not sure

how we'll do this yet. Send invoices, or you won't even need to send invoices, because let's just pay. You say you paid \$6,000 for your refrigerator and Fema's covering \$2,000. You will get a check for \$2,000 for your refrigerator, and that will come from Dan Greenberg.

481

00:53:15.470 --> 00:53:19.129

David: Yeah, those numbers are based off a formula of depreciation.

482

00:53:19.370 --> 00:53:27.069

David: They look at the serial numbers. They can tell. That's why all the numbers are different. They can tell the age of the unit.

483

00:53:27.180 --> 00:53:30.139

David: and it's based. There is a depreciation on it.

484

00:53:30.500 --> 00:53:33.740

David: and that's a number that Fema comes up with.

485

00:53:34.570 --> 00:53:42.660

Ellyse Vosselmann: And just an fyi. If you are going to choose to go with your own contractor, the Board does need to see your contract

486

00:53:43.020 --> 00:53:51.280

Ellyse Vosselmann: for for the finish. Funds will not be reimbursed. They'll be reimbursed as the work continues.

487

00:53:55.950 --> 00:53:58.830

Victoria's iPad (2): Elise, this is Vicki. Can I ask a question?

488

00:54:01.040 --> 00:54:01.480

Victoria's iPad (2): Hey?

489

00:54:02.030 --> 00:54:03.140

Victoria's iPad (2): Can you hear me?

490

00:54:03.140 --> 00:54:03.670

Ellyse Vosselmann: Yes.

491

00:54:03.670 --> 00:54:12.581

Victoria's iPad (2): Okay, can. At what point can I, my own contractor, take over? Since this has been delayed so long?

492

00:54:14.040 --> 00:54:16.699

Ellyse Vosselmann: The white box. After the white box is complete.

493

00:54:16.700 --> 00:54:24.850

Victoria's iPad (2): Okay, then, what is specifically, we're still not certain about white box that we didn't know. Air conditioners were part of white box

494

00:54:26.163 --> 00:54:28.859

Victoria's iPad (2): and they've already removed

495

00:54:29.240 --> 00:54:39.900

Victoria's iPad (2): my air handler. We didn't know that. Obviously, water heaters aren't part of white box. They still removed that. I mean.

496

00:54:40.180 --> 00:54:49.590

Victoria's iPad (2): it's still not really clear how much more they have to finish before we can actually get in there and get it done. So I can move back in.

497

00:54:49.590 --> 00:54:53.439

Ellyse Vosselmann: Welcome to Fema. Dave, do you have? Do you have those answers.

498

00:54:54.140 --> 00:54:57.210

David: No, I do. I think the water heaters are.

499

00:54:57.540 --> 00:55:00.769

David: I think we've already bought the water heaters. But I'll look into that.

500

00:55:01.180 --> 00:55:07.360

David: Oh, no, as you guys know, a lot of this is out of our control, and

501

00:55:08.410 --> 00:55:10.660

David: Fema kind of marches to a different drummer.

502

00:55:10.830 --> 00:55:12.712

Victoria's iPad (2): So our own

503

00:55:13.340 --> 00:55:15.170

David: World operates out.

504

00:55:15.690 --> 00:55:20.680

David: So our own contractor, though, can't do finish the white box work.

505

00:55:20.680 --> 00:55:23.630

David: How about if I how about if I put together a list

506

00:55:23.770 --> 00:55:35.100

David: of what the white boxes and and I'll email it to Elise and Lisa and Pete all the board, and Joe and everybody. Dan.

507

00:55:35.410 --> 00:55:37.449

David: So you guys can see it and kind of.

508

00:55:37.870 --> 00:55:39.059

Victoria's iPad (2): Go from there.

509

00:55:39.310 --> 00:55:44.940

Ellyse Vosselmann: That would be great, Dave. That would be fantastic, I think that's what people have been looking for.

510

00:55:44.940 --> 00:55:45.640

David: Together.

511

00:55:48.010 --> 00:55:48.530

iPhone5176173669: It!

512

00:55:49.653 --> 00:55:54.650

Ellyse Vosselmann: Vicki is no. We need to complete the board needs to complete the white box.

513

00:55:54.650 --> 00:55:56.580

Ameri-Tech Companies: One thing I'd like to add, Elise.

514

00:55:56.580 --> 00:55:57.389

Ellyse Vosselmann: Yes, sir.

515

00:55:57.390 --> 00:56:06.699

Ameri-Tech Companies: I know some people are thinking that their water didn't touch their hot water tanks. It didn't touch the drywall that connected with the where the air handlers at

516

00:56:07.620 --> 00:56:14.530

Ameri-Tech Companies: everybody got the same amount of water in their units. I know people want to argue that, but there was 2 and a half feet of water in your unit.

517

00:56:15.180 --> 00:56:19.810

Ameri-Tech Companies: It got to the plugs. Anything in the unit has to be replaced. Guys.

518

00:56:20.800 --> 00:56:32.179

Ameri-Tech Companies: That's the bottom line here. It has to be done, because later on, down the road, it happened to my stuff. My air conditioner was only 3 years old. It quit I had to get. I had to get another one installed.

519

00:56:32.730 --> 00:56:35.750

Ameri-Tech Companies: It was working fine. And just one day just stopped working.

520

00:56:35.870 --> 00:56:44.409

Ameri-Tech Companies: So that's the kind of stuff you guys are gonna run into. I know you're thinking, well, that's working currently. Well, it's down the road. It's not gonna work. That's pretty much what I got to say about that.

521

00:56:45.010 --> 00:56:47.250

iPhone5176173669: May I speak as a question.

522

00:56:47.540 --> 00:56:48.230

Ellyse Vosselmann: Donna!

523

00:56:48.630 --> 00:56:55.160

iPhone5176173669: Yes, now my concern is because rich I and several other

524

00:56:55.580 --> 00:57:01.340

iPhone5176173669: residence owners have already hired Jable, and we're way beyond

525

00:57:01.450 --> 00:57:06.979

iPhone5176173669: the white box now as far as Fema reimbursing us.

526

00:57:07.807 --> 00:57:17.349

iPhone5176173669: Is that still likely? Because now I'm looking at a bill from J. Bolt? Rightly so, because he doesn't know if he's going to get it

527

00:57:18.150 --> 00:57:21.709

iPhone5176173669: and then wait for reimbursement. So how does that work.

528

00:57:24.690 --> 00:57:26.480

Ellyse Vosselmann: That might be your question for you.

529

00:57:27.980 --> 00:57:33.529

David: Well, you know, it's difficult, because Fema is not paying

530

00:57:33.870 --> 00:57:38.619

David: everything. The 1st time we have to do a supplement to get the real money.

531

00:57:38.860 --> 00:57:40.989

David: or hope we get the real money.

532

00:57:41.280 --> 00:57:56.058

David: And I did have a conversation with Jim last week and again yesterday about and that's what the office the team here in the office is trying to gather the information to divide that up. What we would do is on

533

00:57:57.093 --> 00:58:01.260

David: when we can. We're just gonna absorb the cost

534

00:58:01.650 --> 00:58:05.510

David: until the regular money comes in, which they say could take 6 months.

535

00:58:05.770 --> 00:58:08.809

David: because I am not switching to diamond.

536

00:58:09.020 --> 00:58:26.750

iPhone5176173669: And they sound wonderful. But I'm sticking with J. Bolt, because they have done 90% of the work. So that's why I was just wondering that I'm not going to switch contractors, because 3rd phase, we're allowed to pick whoever we want, and that's why several of us went ahead and hired J. Bolt.

537

00:58:29.210 --> 00:58:29.920

David: Yeah,

538

00:58:31.500 --> 00:58:41.280

David: I can't speak to that. But I'm gonna dive into, you know. There's only a few people that have given us money to move forward with their units early on.

539

00:58:41.720 --> 00:58:47.390

David: And Don, I didn't know that Jim had sent you a bill.

540

00:58:47.610 --> 00:58:52.710

iPhone5176173669: No, he hasn't. He's but he just said that they were. You guys were going to, which is fine.

541

00:58:52.710 --> 00:58:56.040

David: We'll we'll dissect that before I leave.

542

00:58:56.460 --> 00:58:57.800

iPhone5176173669: Okay. Thank you.

543

00:58:58.140 --> 00:59:02.449

Ellyse Vosselmann: Oh, question was, did Fema agree to slider replacements?

544

00:59:03.070 --> 00:59:15.890

David: We're working on that. I sent them the engineer, the the letter from the engineer last week the documentation from the engineer saying that the sliders should be replaced all that went off to Fema

545

00:59:16.420 --> 00:59:17.640

David: with the cost.

546

00:59:17.930 --> 00:59:20.774

David: I don't know how long it's gonna take

547

00:59:22.190 --> 00:59:24.179

David: you know, to sort that out

548

00:59:24.915 --> 00:59:32.629

David: we are gonna pop the doors off, and we're gonna put new rollers in them and put them back on. They'll work fine until they fall apart.

549

00:59:33.040 --> 00:59:39.179

David: Oh, you know, some of the doors, you know, have water in between the panes.

550

00:59:42.180 --> 00:59:47.860

David: I haven't. You know they're telling me. Yeah, they're gonna replace it. But I don't have anything concrete yet.

551

00:59:49.040 --> 00:59:56.722

David: and it's like I said, I I think it's like \$584,000 to put new sliders at the moorings. And

552

00:59:57.160 --> 01:00:03.070

David: you know, I'm gonna have to put up half that money to order them, and I don't want to do that until I have something concrete from

553

01:00:03.540 --> 01:00:05.730

David: Fema that they will pay.

554

01:00:06.710 --> 01:00:13.930

Ellyse Vosselmann: So one of the questions is, Well, who would pay the delta to go to the impact glass sliders? They all have to be impact. Right now, I mean, if you're gonna put in.

555

01:00:14.339 --> 01:00:17.209

David: The code is they have to be.

556

01:00:17.390 --> 01:00:28.790

David: They have to be hurricane code. I also turned in paperwork from the engineer on the walls, trying to get some money, some money on that on the walls, you know. I don't know.

557

01:00:28.900 --> 01:00:34.347

David: you know, how that's gonna turn out. But you know it's worth a shot in the dark.

558

01:00:34.880 --> 01:00:42.930

David: I did spend \$3,800 on the on the engineer to have them come out and look at all that trying to.

559

01:00:43.410 --> 01:00:45.089

David: you know. See what we could do to help.

560

01:00:45.990 --> 01:00:47.539

Ellyse Vosselmann: Pete, do you want to address the wall.

561

01:00:48.550 --> 01:00:49.420

David: What's that?

562

01:00:49.820 --> 01:00:52.449

Ellyse Vosselmann: I'm asking Pete if he wants to address the walls.

563

01:00:52.750 --> 01:00:54.119

Ameri-Tech Companies: What about the walls?

564

01:00:54.717 --> 01:00:58.380

Ellyse Vosselmann: You wanna make any comments about the work and.

565

01:00:58.380 --> 01:01:03.920

Ameri-Tech Companies: Talking about the outside walls. There's a lot. There was a there was termite damage on the outside walls.

566

01:01:04.060 --> 01:01:10.000

Ameri-Tech Companies: 39 was the worst. Obviously there's some windows framing that had to be done.

567

01:01:10.240 --> 01:01:11.200

Ameri-Tech Companies: I mean.

568

01:01:11.650 --> 01:01:15.220

David: Yeah, they, Pete. I don't know if you know this, but they failed

569

01:01:15.330 --> 01:01:23.870

David: all of the buildings on framing. And you, you know, if you go online, you can see that. We're ahead of the curve. Now, I think we got one or 2 buildings left

570

01:01:24.550 --> 01:01:25.260

David: to find.

571

01:01:25.553 --> 01:01:27.019

Ameri-Tech Companies: Aware of it. David and.

572

01:01:27.020 --> 01:01:27.950

David: Yeah, we have.

573

01:01:27.950 --> 01:01:33.600

Ameri-Tech Companies: People have been walking, and they've been in their units. They can see how bad the walls are and needed to be fixed.

574

01:01:34.230 --> 01:01:40.943

David: Yeah, you know, Pete, I hold on, I'm sorry.

575

01:01:42.910 --> 01:01:47.619

David: I think a couple of the buildings were a lot a lot worse than I expected to be honest with you. But

576

01:01:49.340 --> 01:01:52.549

David: You know we marched through it. A couple of them weren't bad at all.

577

01:01:56.370 --> 01:02:01.629

Lael C.: Can't, you know, can't control what they do on that? But you're right, Peter. Everybody's seen them. They know how bad it is.

578

01:02:02.660 --> 01:02:16.130

Ameri-Tech Companies: And I'm I'm in the process of getting back because we've had a termite company for well, I've only been here 5 years, so I mean, when we've been paying a term my company for many years, and I'm trying to push back on them for some of this

579

01:02:16.330 --> 01:02:20.090

Ameri-Tech Companies: this damage. But that's what's caused by termites, and not just

580

01:02:20.320 --> 01:02:28.879

Ameri-Tech Companies: I mean not saying all of it. But some of it was water from mulch being built up over the years, and coming up the back of the side of the siding

581

01:02:29.350 --> 01:02:30.450

Ameri-Tech Companies: I mean the walls were back.

582

01:02:30.980 --> 01:02:33.090

David: My opinion is, you do have a good

583

01:02:33.380 --> 01:02:36.880

David: claim against termite damage, because it's horrible.

584

01:02:37.190 --> 01:02:40.569

David: as you know. Some of the 2 by fours were completely eaten in 2.

585

01:02:41.540 --> 01:02:44.979

David: Okay, and I'll assure you that that didn't take place 10 years

ago.

586

01:02:45.630 --> 01:02:47.769

David: you know. Termite damage like that kind of

587

01:02:47.920 --> 01:02:51.630

David: can occur in in 2 years, and that's great.

588

01:02:52.500 --> 01:02:59.459

Ameri-Tech Companies: It's not their problem. It has to be.

589

01:03:00.140 --> 01:03:06.630

David: Especially when yeah, well, of course, it's what everybody says, not my problem. Just send me another check for next month.

590

01:03:06.850 --> 01:03:07.390

Ameri-Tech Companies: Yup.

591

01:03:09.090 --> 01:03:18.149

Ameri-Tech Companies: but that's something employer to handle. So that's that's what I have to say about that. Outside the building they were bad. They needed to get fixed, and we decided to get them fixed.

592

01:03:20.260 --> 01:03:21.039

Sandra Delgado: Can I ask.

593

01:03:21.040 --> 01:03:23.310

David: As you guys know, you may have a choice.

594

01:03:26.320 --> 01:03:39.490

Pam: Hey? I've got one other question. I'm sorry to harp on this A/C thing, but the point is, and I think the misunderstanding is that we had those units and the air handler install after the flood.

595

01:03:40.320 --> 01:03:49.770

Pam: So they were so they should not be affected at all by the flood, and I think Dave and I have had a problem.

596

01:03:50.420 --> 01:03:54.040

Ameri-Tech Companies: What is what is your air handler attached to Pam Drywall? Correct.

597

01:03:54.860 --> 01:03:57.330

Pam: It was attached to the Drywall, but the outside, but it.

598

01:03:57.330 --> 01:04:02.940

Ameri-Tech Companies: That Drywall had the their handle had to come down so he could fix the Drywall.

599

01:04:03.280 --> 01:04:07.150

Pam: Okay, I understand that. But what about the outside of the unit?

600

01:04:07.450 --> 01:04:10.150

Pam: You keep saying it wasn't up to code.

601

01:04:12.430 --> 01:04:12.750

Ameri-Tech Companies: I don't.

602

01:04:12.750 --> 01:04:13.190

David: Unit.

603

01:04:13.590 --> 01:04:15.190

Ameri-Tech Companies: I didn't say that.

604

01:04:15.420 --> 01:04:16.040

Pam: Alright!

605

01:04:16.040 --> 01:04:22.549

David: Brought up to the the units that you installed in September or October

606

01:04:22.990 --> 01:04:26.530

David: are not up to the 2020 building code on file.

607

01:04:27.510 --> 01:04:38.199

David: January 2220, 22, the new building code. I will tell you that the city told me that if somebody had their units installed after the hurricane.

608

01:04:38.500 --> 01:04:45.750

David: but they're not up to the current code as far as Freon or the new R. 32

609

01:04:46.450 --> 01:04:48.309

David: still left them.

610

01:04:48.560 --> 01:04:54.860

David: Get away with using it. If they showed they had a permit where it was installed after the hurricane.

611

01:04:55.260 --> 01:04:59.919

David: The problem is, a lot of these people didn't pull permits or the It.

612

01:05:00.990 --> 01:05:14.150

David: A/C. Company didn't pull permits, so there's no record of it. So the city saying, Fine, then you're gonna have to replace the whole thing. But they are gonna let people grandfather in, I mean, I don't know how much more I could do on that.

613

01:05:15.034 --> 01:05:21.740

Ameri-Tech Companies: Hey, David, on that, grandfather? And then are they saying that these people don't need stands for those units, like everybody else?

614

01:05:21.740 --> 01:05:26.369

David: So they'll have the installation will have to be the code. That was a really good question.

615

01:05:26.370 --> 01:05:26.970

Pam: Okay.

616

01:05:28.980 --> 01:05:35.929

David: They gotta be. Listen, even if it wasn't on. You know the way I look at it, even if it wasn't.

617

01:05:36.220 --> 01:05:36.979

Pam: No

618

01:05:38.740 --> 01:05:43.819

David: Those had to be elevated. I mean, you're right there in the water. If those things would have been raised

619

01:05:44.360 --> 01:05:50.319

David: and put on stands, we wouldn't even be talking about any of this, you know.

620

01:05:54.100 --> 01:05:59.458

David: So I just need to be elevated. They they need to. They can't be on one of those phone

621

01:06:00.160 --> 01:06:04.899

David: those concrete paths are basically a sheet of foam that's covered in concrete

622

01:06:05.180 --> 01:06:12.711

David: because we have a place down the street where they actually came loose and were floating upside down.

623

01:06:14.440 --> 01:06:21.159

David: when when they came apart. So so they want the

624

01:06:22.390 --> 01:06:27.509

David: the 155 mile an hour concrete pads to go out there.

625

01:06:28.640 --> 01:06:33.419

David: They would really like the 195 mile an hour pads, but

626

01:06:33.900 --> 01:06:37.850

David: my understanding that they'll get by with the 150 mile an hour. Patch.

627

01:06:40.990 --> 01:06:45.490

Ellyse Vosselmann: I have one unit that says the Drywall was never touched behind the air handler.

628

01:06:48.900 --> 01:06:53.069

David: Well when they seen that in, because they came up cut back 4 feet.

629

01:06:53.400 --> 01:06:54.030

Ellyse Vosselmann: Hmm.

630

01:06:54.030 --> 01:06:55.870

David: That's area we need to get into.

631

01:06:56.000 --> 01:06:57.640

David: So it's kind of a moot point.

632

01:07:02.310 --> 01:07:04.600

Ellyse Vosselmann: Alright. Are there any other questions?

633

01:07:04.600 --> 01:07:06.559

Ameri-Tech Companies: On that note, David.

634

01:07:06.870 --> 01:07:14.240

Ameri-Tech Companies: When Drywall gets wet it goes up as time goes on it spreads up to a certain point.

635

01:07:14.710 --> 01:07:25.559

Ameri-Tech Companies: and David's defense. Their analyst come off. He has to cut up 4 feet so that gets up to your air handler. That's why the air handler had to come off the wall, because if not, you'll have mold behind there.

636

01:07:25.790 --> 01:07:27.529

Ameri-Tech Companies: and then we got a big problem.

637

01:07:28.000 --> 01:07:32.690

Ameri-Tech Companies: That's why the air handles remove that so drywall can be replaced behind them.

638

01:07:33.130 --> 01:07:43.380

Ameri-Tech Companies: and that's it. I mean the the air handle will be put back on the wall if you had a permit, and they said you could keep the the old unit. It's grandpowered in. Your unit will be put back on there.

639

01:07:43.520 --> 01:07:46.200

Ameri-Tech Companies: Your unit outside is gonna have to be put on a stand.

640

01:07:46.510 --> 01:08:05.870

David: And you know what, Peter, if they're letting these people do a proactive approach to a permit that should have got pulled 8 months ago, and or 6 months ago, and they're going to let them go ahead and slide with trying to pull. I don't care. I just have to have something from the city saying that, hey? I'm good with this. I mean, I know

641

01:08:06.760 --> 01:08:08.950

David: I'm trying really hard to help, but I don't.

642

01:08:09.192 --> 01:08:12.340

Ameri-Tech Companies: Agree they got they have to. They had to have a permit, Poll.

643

01:08:13.250 --> 01:08:16.349

Ameri-Tech Companies: that's what Fema required. That's what's gotta happen.

644

01:08:16.359 --> 01:08:16.659

David: Yup!

645

01:08:21.630 --> 01:08:23.119

Ellyse Vosselmann: All right. Anything else.

646

01:08:27.439 --> 01:08:32.819

Sandra Delgado: I have a question about the insulation in between the units. Is it fire rated.

647

01:08:37.600 --> 01:08:38.399

Ellyse Vosselmann: David.

648

01:08:38.729 --> 01:08:40.209

David: Hold on a minute. Hold on!

649

01:08:50.449 --> 01:08:58.849

David: Yes, the firewalls have insulation between them, and they have been inspected by the city. Those are firewalls. 2 h, burn time.

650

01:09:01.670 --> 01:09:02.300

Ellyse Vosselmann: Hey?

651

01:09:04.810 --> 01:09:05.840

Ellyse Vosselmann: Thank you.

652

01:09:09.510 --> 01:09:10.970

Ellyse Vosselmann: Anybody else before we move?

653

01:09:10.979 --> 01:09:13.909

Ellyse Vosselmann: Oh, so actually, it's 2 h on both sides.

654

01:09:14.219 --> 01:09:21.269

David: So that would be, you know, almost like a 4 h. Burn time, that is, fire, rated Drywall.

655

01:09:23.580 --> 01:09:27.729

Ellyse Vosselmann: Jim. We already talked about pre-ordered cabinets the

656

01:09:28.300 --> 01:09:34.279

Ellyse Vosselmann: Diamond is going to try to work with you. That's going to be in their in their wheelhouse.

657

01:09:35.875 --> 01:09:41.890

Ellyse Vosselmann: If that is all the questions for Dave, Dave, we appreciate your jumping on this call.

658

01:09:42.100 --> 01:09:42.720

Ellyse Vosselmann: I hope. Yeah.

659

01:09:42.729 --> 01:09:46.184

David: Everybody has a safe day. I am going on vacation

660

01:09:46.649 --> 01:09:50.719

David: Thursday night, and I won't be back until the following weekend

661

01:09:52.932 --> 01:09:57.569

David: you guys can contact Devin or Richard in my office.

662

01:09:58.379 --> 01:10:01.579

David: and they will be in contact with me if anybody needs to

663

01:10:01.909 --> 01:10:03.379

David: get a hold of me or.

664

01:10:04.336 --> 01:10:05.250

Ellyse Vosselmann: And Jim.

665

01:10:05.250 --> 01:10:08.549

David: 9, 1 1 call. I will be available by phone.

666

01:10:08.700 --> 01:10:14.030

David: If you know, there's something that needs urgent attention, and I'll make the calls from where where I am.

667

01:10:14.480 --> 01:10:17.180

Ellyse Vosselmann: And will Jim still be on site in the morning.

668

01:10:17.180 --> 01:10:18.579

David: Jim will be on site.

669

01:10:19.410 --> 01:10:19.955

Ellyse Vosselmann: Fantastic.

670

01:10:20.990 --> 01:10:24.099

David: Richard and Devin will set in on the meeting on Friday.

671

01:10:24.930 --> 01:10:34.150

Ellyse Vosselmann: Fantastic. All right. Thank you so much, Dave. We appreciate it. We this call is not over. We will now have our special assessment meeting.

672

01:10:34.150 --> 01:10:35.179

David: Alright. Thank you.

673

01:10:36.060 --> 01:10:37.379

David: Thank you. Bye-bye.

674

01:10:40.000 --> 01:10:40.580

Ellyse Vosselmann: Okay.

675

01:10:40.870 --> 01:10:44.290

Jim: I think he wants Mark to move some stuff for him.

676

01:10:44.290 --> 01:10:44.975

Ellyse Vosselmann: Alright

677

01:10:45.660 --> 01:10:46.350

Jim: I think.

678

01:10:48.052 --> 01:10:52.147

Jim: Alright. This is a special assessment. I think we're gonna have to make a decision.

679

01:10:53.760 --> 01:10:54.300

Jim: Gosh.

680

01:10:54.950 --> 01:10:59.919

Ellyse Vosselmann: I'm sorry who this it's different.

681

01:11:01.720 --> 01:11:04.050

Ellyse Vosselmann: do you guys have an agenda over there?

682

01:11:04.750 --> 01:11:06.771

Ameri-Tech Companies: Well, I had one. I'm looking forward.

683

01:11:07.650 --> 01:11:08.629

Ellyse Vosselmann: None. I can read it.

684

01:11:09.410 --> 01:11:10.800

Ameri-Tech Companies: Can you read it? Please.

685

01:11:10.800 --> 01:11:11.350

Ellyse Vosselmann: Yes.

686

01:11:11.350 --> 01:11:11.770

Ameri-Tech Companies: Perfect.

687

01:11:12.900 --> 01:11:22.261

Ellyse Vosselmann: So this is a notice of special assessment board meeting everybody received this in the mail and

688

01:11:23.930 --> 01:11:35.699

Ellyse Vosselmann: basically, this is a meeting for the purpose of approving a special assessment in the amount of \$104,375 to repair. The wind damaged

689

01:11:36.030 --> 01:11:51.260

Ellyse Vosselmann: the walls that were wind damaged, that was caused by Hurricane Milton to buildings one through 11, and common elements of fencing and trees. Any of the funds that are not used for this purpose will be deposited into the pooled reserve account.

690

01:11:51.670 --> 01:12:20.580

Ellyse Vosselmann: Owners are reminded that they can't for this particular portion, and I know that Dan Greenberg has said it before on these meetings, that if you hold an ho 6 policy that you can claim up to \$2,000 in a claim. It doesn't affect your insurance. It is in every every ho! 6 policy. It was mandatory of up to \$2,000 for the loss of the assessment coverage?

691

01:12:21.617 --> 01:12:26.000

Ellyse Vosselmann: So somebody on. Do you guys wanna have?

692

01:12:26.340 --> 01:12:28.129

Ellyse Vosselmann: Do you want to say anything or

693

01:12:29.010 --> 01:12:31.860

Ellyse Vosselmann: or or do you just want to vote, go to a vote.

694

01:12:33.290 --> 01:12:38.599

Ameri-Tech Companies: I mean, we're gonna do we gonna have questions and comments, or before vote on this.

695

01:12:38.600 --> 01:12:43.359

Ellyse Vosselmann: Yeah, that's what I'm asking. Do you guys wanna to say anything about it? And I'll ask for comments.

696

01:12:43.980 --> 01:12:45.030

Ellyse Vosselmann: questions.

697

01:12:46.140 --> 01:12:49.010

Ameri-Tech Companies: Just just again. Just so. You all know this money

698

01:12:49.120 --> 01:12:53.669

Ameri-Tech Companies: mine issued a duck because there is a duck which she didn't mention in there

699

01:12:53.910 --> 01:13:02.859

Ameri-Tech Companies: that you? You'll pay. You'll pay this amount, and you get that amount back from your insurance minus the deductible, which is, I think, \$250

700

01:13:06.610 --> 01:13:16.229

Ameri-Tech Companies: special assessments, Guy. I don't wanna pay it. But here we are. We- we have to have the money we have to, but we gotta pay for these walls. I mean, there's a lot there's a lot going on here.

701

01:13:16.230 --> 01:13:21.570

Joe Green: The one. The one thing Pete that we're waiting for is a letter from Dan Greenberg

702

01:13:21.800 --> 01:13:26.079

Joe Green: and Elise. Did he give you any idea when you can expect that letter.

703

01:13:26.080 --> 01:13:27.700

Ameri-Tech Companies: Why, hold on! And Joe.

704

01:13:27.970 --> 01:13:28.800

Ellyse Vosselmann: For? What?

705

01:13:29.320 --> 01:13:31.569

Ameri-Tech Companies: We'll get a letter we vote on it. That's what I'll.

706

01:13:31.570 --> 01:13:35.779

Ellyse Vosselmann: Yeah. This notice

707

01:13:36.000 --> 01:13:46.730

Ellyse Vosselmann: when I send the the letter that says that this has been approved, that notice will be enough for the insurance company. We don't need a specific letter.

708

01:13:47.510 --> 01:13:50.160

Ameri-Tech Companies: You're saying, holding in my hand is good enough.

709

01:13:50.160 --> 01:14:01.500

Ellyse Vosselmann: Not that one necessarily, but the one that approved. When when I send the letter that says the Board approved this special assessment, based on all of this. That is enough.

710

01:14:01.760 --> 01:14:06.189

Ameri-Tech Companies: Right that that it's due July. July 1st is the payments due

711

01:14:08.520 --> 01:14:10.679

Ameri-Tech Companies: after you vote on it. Obviously.

712

01:14:12.221 --> 01:14:15.170

Ellyse Vosselmann: Yes. July 1, st 2025. So.

713

01:14:15.170 --> 01:14:18.130

Ameri-Tech Companies: Do we have any questions or comments on this.

714

01:14:18.130 --> 01:14:23.849

Sandra Delgado: Will we get? Will that at least that letter that you

send out to us, or the

715

01:14:24.350 --> 01:14:29.969

Sandra Delgado: the agenda, or whatever you want to call it? Will it have the breakdown for the unit sizes.

716

01:14:30.450 --> 01:14:36.639

Ellyse Vosselmann: Yes, no, this yes, I'm so sorry.

717

01:14:38.570 --> 01:14:42.789

Ellyse Vosselmann: It's the same letter that you got in the mail, and yes, it is broken down by unit size.

718

01:14:42.790 --> 01:14:49.150

Sandra Delgado: Okay, so I can submit that to my insurance company, and they'll pay me what my unit cost.

719

01:14:49.810 --> 01:14:57.880

Sandra Delgado: You'll have to. You will pay. You have to pay this by July first, and then you will have to wait for the insurance company to send you the money. That's correct.

720

01:14:57.880 --> 01:15:00.090

Joe Green: Insurance company just to be clear here

721

01:15:00.630 --> 01:15:06.619

Joe Green: the Florida statute, unless you you know, it's up to \$2,000.

722

01:15:06.770 --> 01:15:12.699

Joe Green: But what I'm just gonna make this up. Let's just say you're a 2 bedroom, 2 bath.

723

01:15:12.980 --> 01:15:13.430

Sandra Delgado: I am.

724

01:15:13.430 --> 01:15:18.659

Joe Green: Your assessment is \$1,308 and 86 cents.

725

01:15:18.780 --> 01:15:24.300

Joe Green: You submit that to the insurance company. They're still going to apply a deductible to that.

726

01:15:24.440 --> 01:15:32.030

Joe Green: As far as we know, the deductible is \$250, so you'll get your money back minus 2, 50.

727

01:15:32.700 --> 01:15:35.970

Ellyse Vosselmann: And your insurance company can clarify that for you.

728

01:15:35.970 --> 01:15:49.590

Ellyse Vosselmann: and let me be clear. This is, for you know, an insurable event. So if we were to have another special assessment for something else. That would not. That would not

729

01:15:50.070 --> 01:15:56.669

Ellyse Vosselmann: be, you know, part, you know, part of that \$2,000. This would be specifically for the insurable event.

730

01:15:57.630 --> 01:16:04.219

Sandra Delgado: So then why aren't we getting a refund if we don't use all the money instead of it going into the pool.

731

01:16:04.940 --> 01:16:08.480

Joe Green: Explain your logic on that. What? What kind of refund.

732

01:16:09.590 --> 01:16:11.100

Sandra Delgado: Well, if it doesn't.

733

01:16:11.320 --> 01:16:17.230

Sandra Delgado: It was said that if we spend less money than we paid

734

01:16:17.340 --> 01:16:20.719

Sandra Delgado: that that money would roll over to the Pool Reserve.

735

01:16:20.950 --> 01:16:22.109

Joe Green: Who said that?

736

01:16:22.110 --> 01:16:39.927

Ellyse Vosselmann: Well, it says that in the letter, Joe, because it we don't there. This is an exact amount, so there! There won't be any extra money, but we put that in there for safety reasons it could. The the Board could choose to send it back to the homeowners, or they could choose to send it to the pooled account. That

737

01:16:40.620 --> 01:16:50.109

Ellyse Vosselmann: That is the way it it done. They put this in the pooled account, but they don't. This was an exact amount. We've already been billed for this amount

738

01:16:50.380 --> 01:16:53.660

Ellyse Vosselmann: the \$104,000. So it is an exact amount.

739

01:16:53.660 --> 01:17:01.370

Ameri-Tech Companies: Well, I can answer that, Elise. We paid almost \$14,000 to get our pool reestablished after the hurricane

740

01:17:01.610 --> 01:17:05.349

Ameri-Tech Companies: which came out of our our pool. We have, we have to refund

741

01:17:05.540 --> 01:17:11.260

Ameri-Tech Companies: our our reserves guys. I mean, if we have extra money, we have to put it towards something

742

01:17:12.040 --> 01:17:23.319

Ameri-Tech Companies: to put it back in your pie. I mean, that's the problem. In the problem. Over these years. Nobody's put no money back into this property. We have been doing this since I've been lived here. Now, putting money back in the property so it it can.

743

01:17:23.600 --> 01:17:25.010

Ameri-Tech Companies: It's worth something.

744

01:17:25.300 --> 01:17:29.970

Ameri-Tech Companies: I mean, that's that's where, if you put money back in your pocket. How's that fixing where you live?

745

01:17:30.300 --> 01:17:39.119

Sandra Delgado: Well, my problem is, I'm a 1st floor unit. I've been out of my unit since September. I'm paying rent

746

01:17:39.460 --> 01:17:43.680

Sandra Delgado: mortgage maintenance, 2 electric bills.

747

01:17:43.950 --> 01:17:54.209

Sandra Delgado: I could use some money back in, because there's an awful lot going out. I paid the assessment in November. And now this is another assessment that you're asking me to pay. Yes, I

748

01:17:54.210 --> 01:17:56.460

Sandra Delgado: understand. The insurance is going to pay.

749

01:17:56.460 --> 01:17:57.809

Ameri-Tech Companies: They're all paying.

750

01:17:57.810 --> 01:18:05.929

Sandra Delgado: Right. So we're feeling the burden. These people that are living on the 1st floor because we took on another bill.

751

01:18:06.250 --> 01:18:14.850

Sandra Delgado: So all my question wasn't outrageous, asking if we had an overage to get money back.

752

01:18:21.290 --> 01:18:26.280

Ellyse Vosselmann: All right. Well, the Board can decide how you want to vote when.

753

01:18:26.280 --> 01:18:27.550

Tina iPhone: Die, over.

754

01:18:33.930 --> 01:18:45.529

Ellyse Vosselmann: Why didn't the insurance company pay? Because we we have insurance per building? We came nowhere close to meeting any kind of deductible

755

01:18:45.930 --> 01:18:48.180

Ellyse Vosselmann: for per each building.

756

01:18:49.490 --> 01:18:52.480

Ellyse Vosselmann: That's why we. That's why our insurance didn't pay.

757

01:18:57.950 --> 01:19:12.630

Ellyse Vosselmann: Yes, Pam, the Association, H0. 6, not not the association. Your H0. 6 policy is what is what is going to give you your your claim back for part of that building siding, which is what they're talking about. The rebuilding of the walls.

758

01:19:17.250 --> 01:19:18.790

Ellyse Vosselmann: Anybody else.

759

01:19:19.660 --> 01:19:23.769

Lael C.: When you say the rebuilding of the walls which walls are you talking about?

760

01:19:24.160 --> 01:19:27.860

Ameri-Tech Companies: The outside walls, the woods that holds it up.

761

01:19:29.760 --> 01:19:30.820

Lael C.: Say it again.

762

01:19:31.460 --> 01:19:38.780

Ameri-Tech Companies: The outside walls that that hold the building up. They they were termite and water damaged for many, many years, and

763

01:19:38.950 --> 01:19:40.080

Ameri-Tech Companies: they were rotted.

764

01:19:41.040 --> 01:19:45.469

Lael C.: Okay. So so you're talking about on the actual buildings themselves.

765

01:19:45.470 --> 01:19:46.410

Ameri-Tech Companies: Yes, ma'am.

766

01:19:46.650 --> 01:19:48.589

Lael C.: Okay, I don't know.

767

01:19:48.590 --> 01:19:55.340

Lael C.: So that has to be. That's something that needs to be done pretty quickly like it. It's not something that can be put off. In other words.

768

01:19:55.340 --> 01:19:57.239

Ameri-Tech Companies: It's already been. It's already being done.

769

01:19:58.400 --> 01:20:00.040

Ellyse Vosselmann: It's almost, it's actually, almost.

770

01:20:00.272 --> 01:20:02.830

Ameri-Tech Companies: Was the worst. It was ready to fall down that-that.

771

01:20:02.830 --> 01:20:03.710

Lael C.: Wow!

772

01:20:03.710 --> 01:20:09.379

Ameri-Tech Companies: So all the buildings will be all brand new by the time this is done.

773

01:20:10.030 --> 01:20:11.485

Lael C.: Okay. Thank you.

774

01:20:11.970 --> 01:20:17.299

Ellyse Vosselmann: I did have another question in the chat about. Are you anticipating another special assessment.

775

01:20:18.960 --> 01:20:19.670

Ameri-Tech Companies: Yes.

776

01:20:21.920 --> 01:20:24.499

Ellyse Vosselmann: And you wanna expand on that.

777

01:20:25.940 --> 01:20:33.860

Ameri-Tech Companies: We don't want to. I mean, we don't want to do another assessment, but it's been. Our community's been underfunded

for years.

778

01:20:34.490 --> 01:20:37.069

Ameri-Tech Companies: Correct. Well, before I lived here. Yeah.

779

01:20:38.880 --> 01:20:40.740

Ameri-Tech Companies: but I'm helping pay for it now.

780

01:20:41.520 --> 01:20:43.270

Ellyse Vosselmann: And what about the air handlers.

781

01:20:47.080 --> 01:20:52.130

Ameri-Tech Companies: Their handlers, and the outside of the buildings are- are definitely are not covered by Fema.

782

01:20:52.540 --> 01:20:52.950

Lael C.: Okay.

783

01:20:56.110 --> 01:21:00.760

Ameri-Tech Companies: So we are in discussions on of how much for the next assessments would be.

784

01:21:02.370 --> 01:21:07.279

Ameri-Tech Companies: We don't have the exact number. So we that's why, I didn't even talk about. We don't have the exact number yet.

785

01:21:10.490 --> 01:21:12.660

Jim: Elise, can I ask a question.

786

01:21:13.440 --> 01:21:14.429

Ellyse Vosselmann: Who is this?

787

01:21:14.926 --> 01:21:31.050

Jim: It's Jim under Jim. Just I wanna know, do we have? Do we have a commitment for a policy to cover the community? Following the expiration of this one. Have we looked at? Are we gonna get canceled, or are they gonna renew us.

788

01:21:31.490 --> 01:21:36.840

Ellyse Vosselmann: Oh, yeah, our our policy, our new insurance policy is being put in place as we speak.

789

01:21:37.430 --> 01:21:42.800

Jim: And we'll have that same kind of blanket coverage that really saved us this time.

790

01:21:42.800 --> 01:21:43.930

Ameri-Tech Companies: Yes.

791

01:21:44.080 --> 01:21:46.509

Jim: Okay, great good work. Thank you.

792

01:21:47.459 --> 01:21:54.929

Ellyse Vosselmann: Some people are asking if maybe they could have a due date of July 15th or August first. That might be helpful.

793

01:21:56.740 --> 01:21:59.220

Ellyse Vosselmann: We can talk about that when you vote

794

01:22:01.850 --> 01:22:04.860

Ellyse Vosselmann: Did building 12 get affected for the walls.

795

01:22:07.000 --> 01:22:07.710

Ameri-Tech Companies: Yes.

796

01:22:07.710 --> 01:22:08.500

Ellyse Vosselmann: Yes.

797

01:22:08.500 --> 01:22:10.489

Ameri-Tech Companies: Every building, every building.

798

01:22:10.820 --> 01:22:16.380

Ellyse Vosselmann: And even and and for just for common knowledge.

799

01:22:16.870 --> 01:22:28.050

Ellyse Vosselmann: all your buildings, your outside walls up through the Drywall, are considered common elements. So when there is a special assessment, everybody contributes to the column, to the common

element.

800

01:22:29.890 --> 01:22:30.450

Ameri-Tech Companies: Yeah.

801

01:22:32.140 --> 01:22:33.629

Ellyse Vosselmann: I think that might be it.

802

01:22:37.090 --> 01:22:39.650

Ellyse Vosselmann: Do you want to make a motion.

803

01:22:41.310 --> 01:22:45.420

Ameri-Tech Companies: I make a motion to pass this assessment?

804

01:22:46.290 --> 01:22:47.260

Ameri-Tech Companies: I'm sorry I couldn't.

805

01:22:49.910 --> 01:22:51.290

Ellyse Vosselmann: All in favor.

806

01:22:51.290 --> 01:22:52.090

Joe Green: Aye.

807

01:22:52.090 --> 01:22:52.635

Ameri-Tech Companies: Hi

808

01:22:53.580 --> 01:23:05.989

Ameri-Tech Companies: again. People, you're gonna get money back from this. I mean, understand? I feel better bad for everybody. I really do. I have multiple homes to just feel like man. I really do.

809

01:23:06.310 --> 01:23:14.079

Ameri-Tech Companies: But the bottom line is, we have a business to run here, and we have to fix stuff, or we won't. We won't have property no more. We have to fix this.

810

01:23:17.780 --> 01:23:18.570

Ellyse Vosselmann: All right.

811

01:23:19.610 --> 01:23:23.159

Ellyse Vosselmann: Want to make a motion to. I think everybody voted.

812

01:23:23.960 --> 01:23:24.790

Ameri-Tech Companies: We did.

813

01:23:26.430 --> 01:23:29.530

Ellyse Vosselmann: Do you want to make a motion to adjourn this meeting?

814

01:23:29.800 --> 01:23:34.040

Ameri-Tech Companies: Motion to withdrawn. It's 1225. I'll make a motion to adjourn the meeting.

815

01:23:35.210 --> 01:23:35.950

Ellyse Vosselmann: Bucket.

816

01:23:36.990 --> 01:23:37.890

Ameri-Tech Companies: One second.

817

01:23:38.760 --> 01:23:39.850

Ellyse Vosselmann: All in favor.

818

01:23:39.850 --> 01:23:40.410

Ameri-Tech Companies: I.

819

01:23:43.200 --> 01:23:48.239

Ellyse Vosselmann: Thank you, everyone, Peter, are you gonna out there for a moment? Or you guys gonna be there? I'm on my way down.

820

01:23:48.440 --> 01:23:49.380

Ameri-Tech Companies: Yeah, we're here.

821

01:23:49.380 --> 01:23:50.799

Ellyse Vosselmann: Alright, I'll be there shortly.

822

01:23:50.800 --> 01:23:51.649

Ameri-Tech Companies: I gave you.

823

01:23:51.820 --> 01:23:53.230

Ellyse Vosselmann: Thank you. Everybody.

824

01:23:53.430 --> 01:23:54.116

Ameri-Tech Companies: Thank you.

825

01:24:02.250 --> 01:24:05.969

Ellyse Vosselmann: Just trying to figure out how to save my save all these questions.

826

01:24:07.780 --> 01:24:08.840

Ellyse Vosselmann: Give me 1 min

827

01:24:14.170 --> 01:24:15.090

Ellyse Vosselmann: save chat.

828

01:24:16.190 --> 01:24:17.479

Ellyse Vosselmann: Where do I save it?

829

01:24:20.870 --> 01:24:22.359

Ellyse Vosselmann: Okay. I'll be there shortly.

830

01:24:25.420 --> 01:24:26.140

Ellyse Vosselmann: Oh.