**PALM RIVER TOWNHOMES HOMEOWNERS ASSOCIATION, INC.**

**c/o Artemis Connected, LLC**

**802 E. Whiting St., Suite 149, Tampa, Florida 33602**

**MINUTES OF THE ORGANIZATIONAL/REGULAR MEETING OF THE BOARD OF DIRECTORS**

An Organizational/Regular Meeting of the Board of Directors was held on Thursday, November 19, 2020 at 6:00 p.m. at the Holiday Inn Express-East Tampa, 2520 N 50th Street, Tampa, Florida 33619.

The meeting was called to order at 7:40 p.m. by Mike Reed, Director Association Services. Mike Lawson, Wes Wright, and Raghavendra Kulkarni were present. Lauren Parsons and Lori Price were present via Zoom. Lori Dann, Mike Reed, Angela Lynch, Steve Stafford, Nora Church and Maria Elia from Artemis Connected were present. Adam Carls from Arias Bosinger Law Firm was also present.

**PROOF OF NOTICE:** Proof of mailing of the meeting notice was presented to those present by Mike Reed.

**APPOINTMENT OF DIRECTOR(S) IF NECESSARY:** None

**ELECTION OF OFFICERS:** Mike Lawson moved the slate will stay the same. John Ryan-President, Mike Lawson-Secretary, Lauren Parsons-Treasurer, Lori Price-Director, Wes Wright-Director, Raghavendra Kulkarni-Director. Seconded by Lori Price. All in favor. Motion carried.

**NEW BUSINESS:**

**a)MRTA Consideration:** Pursuant to the amended provisions of HB 617 MRTA “Marketable Record Title Act” Lauren Parsons moved to affirm the desire of Palm River Townhomes HOA to file notices to preserve covenants or restrictions affecting the community association from extinguishment under MRTA and to authorize and direct the appropriate officer to file notice at the appropriate time in accordance with the new preservation procedure under Section 720.3032. Seconded by Wes Wright. All in favor. Motion Carried.

There being no further business before the Board, Mike Lawson moved to adjourn the meeting. Seconded by Raghavendra Kulkarni. All in favor. Motion Carried. The meeting was adjourned at 7:45 p.m.