

Sunset Plaza East Apartments Association

Board Meeting Minutes

Date: Tuesday, November 4, 2025

Time: 6:00 PM

Location: Virtually via Zoom and in person at 6415 1st Ave S, St. Petersburg, FL 33707

Attendance: Directors Dan Teta, Stephen Gold and David Frantz

1. Call to Order

- The meeting was called to order at 6:05 PM by director Frantz.

2. Establishment of Quorum

- A quorum was established with all Board members present.

3. Approval of Prior Meeting Minutes

- The September 2, 2025 Meeting Minutes and October budget workshop minutes were read.
 - Motion: To approve the minutes as written (Frantz/Teta).
 - Result: The motion was unanimously approved (3,0,0).

4. President's Report

- David Frantz provided an update on the ongoing proceedings with Tampa Bay Roofing.
 - The Association's attorney has filed a response and counterclaim regarding the roofing company's lien and suit.
 - The legal process is moving forward, and the attorney indicated no significant additional financial burden is anticipated.
 - The Association remains optimistic for a favorable outcome and for roof repair completion once the matter is resolved.

5. Budget Discussion

- The Board continued line-by-line review of the proposed 2026 operating.

6. Adjournment

- Motion: To adjourn the meeting at 6:55 PM (Frantz/ Teta).
- Result: The motion was unanimously approved (3,0,0).