

# Gulf View Estates Owners Association, Inc.

## Board of Directors Meeting Minutes

Wednesday, February 15, 2017 at 1:30 PM at the Frances T. Bourne Library

Approved

**CALL TO ORDER:** The Board of Directors meeting was called to order at 1:40 pm by President Linda Sussman. A **quorum** was established. Members present were President, Linda Sussman; Vice President, Jim Henry, Secretary Bonnie McGuigan Treasurer, Fred Noren and Directors: Rich Delco, Ed Kowalski and Jim Gillespie. Vice President, Jim Henry was absent. Also present was Brian Rivenbark, CAM from Sunstate Management Group.

**NOTICE:** Notice for the meeting was posted in accordance with the bylaws of the Association and the requirements of Florida Statute 720.

**MINUTES: Motion** made by Rich Delco and seconded by Bonnie McGuigan to waive the reading and approve the minutes of the February 15<sup>th</sup> 2017 Board meeting. **Motion passed unanimously.**

### **PRESIDENTS REPORT:**

- Linda Welcomed Jim Gillespie to the Board.
- The annual garage sale went according to plans with \$162 collected. The expenses were \$50 for the add in the Gondolier and \$20 for the add in the Herald Tribune for a total profit of \$92.
- Linda stated that a resident suggested adding a book nook at the billboard area. The Board agreed to go forward with the book nook project.
- Linda asked if there could be a section in the newsletter stating that if a resident wants a printed copy of the directory they can contact Brian @ Sunstate and he will print one out. The Charge to the resident will be \$5.00

### **VICE PRESIDENTS REPORT:**

- No Report

### **TREASURER REPORT:**

- As attached to these corporate documents Fred Noren read from the February 2017 financials.
- The Board Agreed to transferring the 2016 rollover to reserves now rather than at the end of the year.

### **SECRETARY'S REPORT:**

- Bonnie stated that several people have approached her suggesting to have the annual picnic earlier in the year. Linda stated that it is held in November due to homeowners coming back down from up north at that time.

### **MANAGEMENT REPORT:**

- As Attached to these corporate documents Brian read from the monthly action list.
- A **MOTION** was made by Linda and seconded by Fred to move forward with the Attorney recommendation to file a pre-suit mediation against 5822 Adams in regards to the several violations of the EC&R's. **Motion passed unanimously.**

### **HOMEOWNER COMMENTS:**

- Homeowner stated that the fountain at the south end has been working lately.
- Several homeowners stated that there are Kids in GVE that are darting in front of cars and staying out late near the lake and they fear for their safety. Brian suggested they call the police non-emergency line and report the incidents.
- Homeowner stated that she had a new water meter installed and that she was never notified by the county
- Homeowner reported there was a road rage incident at the front entrance. The Board again stated that the police need to be contacted on the non-emergency line.

## **COMMITTEE REPORTS:**

### **Architectural Review Committee:**

- No report

### **Landscape Committee:**

- Rich presented a quote for new mulch at \$2385.00 which will be done after the wall gets painted.
- Rich presented another quote for new plantings on the center island for \$170.00 which will be done in the spring.

### **Compliance Committee:**

- The Compliance Committee needs volunteers for units II & III.

### **Community Outreach:**

- No report

### **Events Committee:**

- Linda stated that the Community Outreach needs a point person to schedule luncheons and dinners. Rose will put this in the newsletter.

### **Maintenance:**

- Ed reported that the misters at the south end of the wall were running continuously. He called Land Irrigation and they corrected the issue.

### **Security:**

- No report

## **UNFINISHED BUSINESS:**

- Linda stated that the Board needs to decide on the Christmas lighting in May to pay by September 1<sup>st</sup>. She also suggested that an alternative be found if the Board does not want to pay Trimmers for the Christmas Lighting.

## **NEW BUSINESS:**

- None

**NEXT MEETING:** April 19<sup>th</sup> @ 2:00

**ADJOURNMENT:** A **motion** to adjourn was made by Rich and seconded by Bonnie. **Motion passed unanimously.** Meeting was adjourned at 2:40 pm.

Respectfully submitted,

*Brian Rivenbark/LCAM*

**Sunstate Association Management Group**

For the Board of Directors at

Gulf View Estates Owners Association