

Gulf View Estates Owners Association, Inc.

Board of Directors Meeting Minutes

Wednesday, May 17, 2017 at 2:00 PM at the Frances T. Bourne Library

APPROVED

CALL TO ORDER: The Board of Directors meeting was called to order at 2:00 pm by President Linda Sussman. A **quorum** was established. Members present were President Linda Sussman, Secretary Bonnie McGuigan Treasurer, Fred Noren and Jim Gillespie. Rich Delco, Ed Kowalski were 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 Bonnie McGuigan and seconded by Jim Gillespie to waive the reading and approve the minutes of the April 19th 2017 Board meeting. **Motion passed unanimously.**

PRESIDENTS REPORT:

- Linda reported that Jim Henry has resigned as Vice President and Director. Jim Henry's resignation was accepted.
- A **MOTION** was made by Linda Sussman and seconded by Jim Gillespie to appoint Bruce Jenkins to the Board of Directors. **Motion passed unanimously.**
- There was a dead alligator that was removed from the north side of the south pond. The cost was \$675.00
- There are water rats that are borroughing in the banks of the north pond and will need to be removed.
- A **MOTION** was made by Linda Sussman and seconded by Bonnie McGuigan to hire Critter Control to remove the rats not to exceed \$500.00. **Motion passed unanimously.**
- Bruce noted that the Board of Directors are the trustees of the Associations money and that the monitoring of expenses is critical.
- Linda reported that the wall will be painted first then mulch and new plantings will be installed.

VICE PRESIDENTS REPORT:

- No Report

TREASURER REPORT:

- As attached to these corporate documents Fred Noren read from the April 2017 financials.
- **Brian discussed the A/R report and noted that there are Two homeowners that have not paid the 2017 dues.**
- A **MOTION** was made by Linda and seconded by Bruce to give the owners until June 30th to pay or they will be sent to the Attorney. **Motion passed unanimously.**

SECRETARY'S REPORT:

- Bonnie reported that she is talking with three different musicians for this year's annual picnic.
- The Annual picnic will be held on November 12th

MANAGEMENT REPORT:

- As Attached to these corporate documents Brian read from the monthly action list.
- The Board asked why there wasn't a compliance report. Brian stated that the thirty days from the last compliance report has not expired and that he will have the report to the Board this Friday.

HOMEOWNER COMMENTS:

- Homeowner commented on the fountains not running at Pennington Place. Lengthy discussion followed.
- Homeowner commented that the benches and fishing signs along Pierce have a lot of bird poop on them.

COMMITTEE REPORTS:

Architectural Review Committee:

- None

Landscape Committee:

- Discussed in Presidents report.

Compliance Committee:

- Discussed in Management report.

Community Outreach:

- No report

Events Committee:

- The Gulfview Estates dinner will be held at Gulfview Diner on May 25th
- The Ladies Luncheon will be held at Left Coast on June 1st

Maintenance:

- Linda reported that the Irrigation at the front entrance was repaired after a snail shorted out the controller.
- The fountains have been turned off due to low water levels.
- There is a broken light on one of the fountains and Lang Irrigation will repair.

Security:

- Linda reminded residents to lock their car doors and make sure the garage doors are closed at night.

UNFINISHED BUSINESS:

- Linda stated that the holiday lighting quote came in at \$3775.00 which is the same as last year and being that there is no other alternative to have holiday lighting in place she recommends that Trimmers holiday lighting be contracted to install the lighting again this year.
- A **MOTION** was made by Linda Sussman and seconded by Jim Gillespie to contract Trimmers Holiday lighting to install the Holiday lighting this year. **Motion passed unanimously.**

NEW BUSINESS:

- None

NEXT MEETING: June 21st @ 2:00PM

ADJOURNMENT: A **motion** to adjourn was made by Jim and seconded by Bonnie. **Motion passed unanimously.**
Meeting was adjourned at 3:20 pm.

Respectfully submitted,

Brian Rivenbark/LCAM

Sunstate Association Management Group

For the Board of Directors at

Gulf View Estates Owners Association