

Gulf View Estates Owners Association, Inc.

Board of Directors Meeting Minutes

Wednesday, September 19, 2018 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 Duane Pilarowski. A **quorum** was established. Members present were President Duane Pilarowski, Treasurer Lynn Kilar, Secretary Bonnie McGuigan directors Jim Gillespie and Rich Delco. Also present was Brian Rivenbark, CAM from Sunstate Management Group.

Director Ed Kowalski was absent

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 and seconded by Jim to waive the reading and approve the meeting minutes of the July 11, 2018 Board meeting. **Motion passed unanimously**

PRESIDENTS REPORT:

- No Report

VICE PRESIDENTS REPORT:

- Lynn reported that she received the speeding calculation from the Sheriff's Department. It averaged out to 193 cars did 35 MPH with 4 vehicles doing over 65MPH. Brief discussion followed

TREASURER REPORT:

- As attached to these corporate documents Angela Theriault read from the August 2018 financials.
- Gulfview Estates is in good financial shape

SECRETARY'S REPORT:

- Bonnie reported that the annual picnic is November 18th and flyers will be sent out soon.

MANAGEMENT REPORT:

- As Attached to these corporate documents Brian read from the monthly action list.

HOMEOWNER COMMENTS:

- Homeowner reported that the south fountain belonging to Pennington Place is not working and that the lights along SR 776 are not working.

COMMITTEE REPORTS:

Architectural Review Committee:

- Rich reported that he has requested an updated survey for the new house that is proposed to be built on Lots 37 & 38.
- 5837 Jefferson submitted an ARC for a new paver driveway. The footprint of the driveway will not change.
- A **MOTION** was made by Rich and seconded by Bonnie to approve the new driveway request at 5837 Jefferson. **Motion passed unanimously.**

Landscape Committee:

- Rich reported that Country Squire is requiring an increase in the 2019 contract. The 2019 budget will be adjusted to reflect this increase.

Compliance Committee:

- Duane stated that 1330 Roosevelt must remove the commercial vehicle immediately. The Association gave the owner plenty of time and the blue tarp to cover the vehicle does not meet with the compliance request.
- The Board agreed that the container on the side of 1414 Roosevelt is a shed. Brian will send a letter out to have the shed removed.
- Duane stated that there are basketball hoops on several houses in GVE. Brian stated that letters have been sent to homes on Monroe and McKinley but have not had any response.

- Discussion was had regarding fines for 5826 Madison - untrimmed palms, 1384 Roosevelt – Mow yard regularly, 5848 Taylor – Right side of home needs cleaning and 1300 Roosevelt – Car parked on road between 11PM and 6AM.
- A **MOTION** was made by Rich and seconded by Angela to impose a fine of \$25 per day to for 5826 Madison - untrimmed palms, 1384 Roosevelt – Mow yard regularly, 5848 Taylor – Right side of home needs cleaning which will be retro active from the date of the first violation letter sent. **Motion passed unanimously.**

Community Outreach:

- None

Events Committee:

- No Report

Maintenance:

- No Report

Security:

- No Report

UNFINISHED BUSINESS:

- Lynn reported that a resident could get a bucket truck to hang the Christmas lights on the Washingtonian trees. Brian stated that this is a dangerous liability issue and should not be done. The Board agreed. Brief discussion followed regarding the lights.
- Lynn Kilar was appointed as the Chair for the holiday lighting Committee.
- A **MOTION** was made by Rich and seconded by Bonnie to allow the Committee to purchase holiday lights not to exceed \$1000.00. **Motion passed unanimously.**
- The Board discussed the Lang Irrigation quote for the new fountains at the entrance. The Board agreed to go with the white lights on the fountains.
- A **MOTION** was made by Duane and seconded by Rich to approve the quote from Lang Irrigation at \$10,000.00 to install the new fountains with the white lights. **Motion passed unanimously.**
- Gerry stated that she has been in contact with Venice H.S to have students hand deliver the newsletter to each house in GVE. The community service goes toward the students scholarship fund. Lengthy discussion followed. The Board will need additional information on this subject.

NEW BUSINESS:

- Duane reported that there is a back up of storm water along Roosevelt due to the new constructed houses in Capello.
- Duane stated that the Association will need copies of the keys for the irrigation and electrical boxes at the front entrance. Lang will have to supply a copy. Brian stated he found a large amount of keys in one of the boxes at the warehouse.
- The budget meeting will be held on October 17 2018 and a workshop will be held before then to finalize the draft budget.
- The Annual meeting will be held on December 5th at 7PM at the Venice United Church.

NEXT MEETING: October 17 2018 at 2PM

ADJOURNMENT: Meeting was adjourned at 3:45 pm.

Respectfully submitted,

Brian Rivenbark/LCAM

Sunstate Association Management Group

For the Board of Directors at

Gulf View Estates Owners Association