

Gulf View Estates Owners Association, Inc.

Board of Directors Meeting Minutes

Wednesday, January 20th, 2021, at 2:00 PM Via Teleconference Call

CALL TO ORDER: The Board of Directors meeting was called to order at 2:06 pm by President Rich Delco **quorum** was established Via conference call. Members present were President Rich Delco, Treasurer Michael Doyle, Ron Wierks and Ed Kowalski. Also present were Brian Rivenbark and Sean Noonan 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 Michael and seconded by Ron to waive the reading and approve the meeting minutes of the December Organizational Board meeting. **Motion passed unanimously.**

PRESIDENTS REPORT:

- No Report

VICE PRESIDENTS REPORT:

- No Report

TREASURER REPORT:

- As attached to these corporate documents Michael Doyle read from the December financials.

SECRETARY'S REPORT:

- No Report

MANAGEMENT REPORT:

- As attached to these corporate documents Sean read from the January action list. Lengthy discussion regarding compliance list and fining procedure. Rich would like original date of violation on the compliance report.
- A Motion was made by Ed and seconded Michael by to fine the following addresses \$20 a day back to the original date of violation. Motion passed unanimously.
 - 5822 Adams – Dirty Fence
 - 5857 Harrison – Excessive weeds in beds
 - 5858 Harrison – Please trim palm trees
 - 1452 Roosevelt – Excessive weeds in beds

HOMEOWNER COMMENTS:

- A homeowner reported that 1333 Roosevelt has been working on RV in their driveway. Eric asked about newsletter and who will be responsible. He also asked about when houses are sold if HOA dues are included at closing. Matt asked about violations and reported that letters are being sent to the wrong address. He also made a comment that he supports the ECR's of the association. Jim reported that he is still getting notices under the last owner's name from Sunstate.

COMMITTEE REPORTS:

Newsletter Committee:

- Eric reported that people would like to have the newsletter emailed rather than going to the website.

Landscape/Maintenance Committee:

- Rich reported that he removed 5 Brazilian pepper trees. They are an invasive species and removing them early would prevent further damage. Call managing agent to cut back pepper trees at Pennington Place because it is becoming an obstruction to the waterway. Christmas light will be coming down this month. Rich is currently

looking to have benches refinished and repair benches along lake. A **Motion** was made by Ed and seconded by Ron to approve \$1,100 for bench repair and refinishing. **Motion** passed unanimously.

Architectural Review Committee:

- 5895 Garfield – Paver patio installation. A Motion was made by Ed and seconded by Michael to approve ARC request. Motion passed unanimously.
- 1388 Pierce – Wants to build lanai with shingle roof over patio. More documentation is needed before approval.

Compliance Committee:

- No Report

Street Committee:

- No Report

Events Committee:

- All events are cancelled until further notice. Discussion regarding garage sales and if Gulf View Estate would assume any liability if Covid-19 were contracted.

Welcome Committee:

- Sally reported that she would like to mail new owners forms to introduce them to the board and contact info for Sunstate.

Unlawful activities and occurrences:

- No Report

UNFINISHED BUSINESS:

- No Report

NEW BUSINESS:

- No Report

NEXT MEETING: -February 17th, 2021 at 2:00 PM.

ADJOURNMENT: With no further Association business to discuss, a **Motion** was made by Ed and seconded by Michael to adjourn the meeting. **Motion** passed unanimously. Board adjourned the meeting at 3:48 PM.

Respectfully submitted,

Sean Noonan/LCAM

Sunstate Association Management Group

For the Board of Directors at

Gulf View Estates Owners Association