

Gulf View Estates Owners Association, Inc.

Board of Directors Meeting Minutes
Wednesday, September 15, 2021, at 2:00 PM
Via Conference Call

CALL TO ORDER: The Board of Directors meeting was called to order at 2:05 pm by President Rich Delco **quorum** was established Via conference call. Members present were Rich Delco, Ron Wierks, Mike Doyle, Bill Halshoff, Ed Kowalski, and Bonnie McGuigan. Also present was 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 Ron and seconded by Bonnie approve the amended meeting minutes of the June Board meeting. **Motion** passed unanimously.

PRESIDENTS REPORT:

- No Report

VICE PRESIDENTS REPORT:

- No Report

TREASURER REPORT:

- Mike reported on the August financials, and we are in line with the budget. The wall repairs and painting have been taken from the reserve account and there is about 20k left

SECRETARY'S REPORT:

- Bonnie has scheduled the annual picnic has been scheduled at Manasota Beach on November 7 from 12-4 PM. She thanked the board and management for getting the house on Harrison cleaned up.

MANAGEMENT REPORT:

- Sean reported on the action list.

HOMEOWNER COMMENTS:

- Donald asked about the property adjacent to his property and reported there is mold and mildew on the exterior. Bert reported he is not in favor of the new color of the wall. Gene asked about a property on Lincoln that hasn't been upkeeping the landscaping. David asked about the trees behind the fence growing onto his property.

COMMITTEE REPORTS:

Newsletter Committee: Eric asked if there is any feedback for the newsletter. He will have it sent to management shortly.

Landscape/Maintenance Committee: Rich reported the wall has been pressure washed, repaired, and painted. The tilapia are being controlled by Maloney. There are only 2 people permitted in boats, Maloney (fish control) and West Coast Aquatics. Lengthy discussion was had regarding cease-and-desist letters sent by Ventura Villages.

Architectural Review Committee: Ron reported on several approvals.

Compliance Committee / Homes for Fining

- **5807 Garfield – Yard and Lawn Maintenance – A Motion** was made by Bonnie and seconded by Ed to fine \$20 a day beginning 9/15/2021. **Motion** passed unanimously.
- **5815 Harrison – Yard and Lawn Maintenance, Home Exterior – A Motion** was made by Bonnie and seconded by Ed to fine \$100 per day per violation back to the date of original violation. **Motion** passed unanimously.
- **5878 Jackson – Yard and Lawn Maintenance – A Motion** was made by Bonnie and seconded by Ron to fine \$20 a day beginning 9/15/2021. **Motion** passed unanimously
- **5863 Monroe – Parking in Grass – A Motion** was made by Bill and seconded by Bonnie to fine a flat \$100. **Motion** passed unanimously.

Street Committee: Bill reported he received a response from the county commissioner’s office and the bids are in the procurement stage.

Events Committee: No Report

Welcome Committee: No Report

Unlawful Activities and Occurrences: Rich reported the flagpole has been vandalized and repaired.

UNFINISHED BUSINESS:

NEW BUSINESS: Rich reported we need to start looking for a new landscaper as he believes Jim Cunningham won’t be renewing his contract.

NEXT MEETING: - October 20th, 2021 at 2:00 PM via conference call

ADJOURNMENT: With no further Association business to discuss, a **Motion** was made by Ed and seconded by Ron to adjourn the meeting. **Motion** passed unanimously. Board adjourned the meeting at 3:38 PM.

Respectfully submitted,

Sean Noonan/LCAM

Sunstate Association Management Group

For the Board of Directors at

Gulf View Estates Owners Association