



Gulf View Estates Owners Association, Inc.

Board of Directors Meeting Minutes

Wednesday, July 17th, 2024, at 2:00 PM

Jacaranda Library

CALL TO ORDER: The Board of Directors meeting was called to order at 2:03 pm by Sharron Klahr. A **quorum** was established at the Jacaranda Library. Members present were Jim Howard, Todd Phillips, Sharron Klahr, Lynn O' Neill, Bill Hulshoff, John Rathvon, Robert Albers. Absent from the meeting was Bill Hulshoff and Robert Sypolt. Also present was Lauren Wilson 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: A **MOTION** was made Todd and seconded by Lynn to approve the minutes from the May meeting with the noted corrections. All in favor. **MOTION PASSES** unanimously.

HOMEOWNER COMMENTS: none

PRESIDENTS REPORT:

- NONE (Bill was absent from the meeting.)

VICE PRESIDENTS REPORT:

- Sharron reported on open business of the association.

TREASURER REPORT:

- Jim reported from the current financials.

SECRETARY'S REPORT: Nothing to report at this time.

MANAGEMENT REPORT:

- Lauren reported updates regarding the Sunstate Portal upgrade for GVE. Lauren gave a detailed presentation on the new portal and the functionality of the new system.

COMMITTEE REPORTS:

Landscape/Irrigation: There was an issue with transitioning vendors and lack of response from the new vendor. The new vendor never came to start the job despite multiple attempts. Discussion of how to move forward will be had under new business on the agenda.

Maintenance Committee: Nothing to note on maintenance.

Architectural Review Committee: Eric reported on the ARCs that have been submitted to the board of directors. There has been very minimal activity this month.

Newsletter Committee – Eric reported that the Newsletter will be on summer schedule, so it is available online and email distribution.

Street Committee: NONE

Compliance Committee / Homes for Fining:

Details of the current compliance report were evaluated by the board of directors.

Events Committee: Lynn reported on events for the association.

Unlawful Activities and Occurrences: NONE

Gulf View Ambassadors: NONE

UNFINISHED BUSINESS:

Landscaping Contract:

A **MOTION** was made by Todd and seconded by Lynn to accept the proposal submitted by Blue Heron as presented to renew the landscaping contract with Blue Heron since the other vendor never started service . All in favor. **MOTION PASSES** unanimously.

NEW BUSINESS:

Compliance:

NEXT MEETING: - Regular Board Meeting September 18th, 2024, 2:00PM

ADJOURNMENT: With no further Association business to discuss, a **MOTION** was made by Eric and seconded by Todd to adjourn the meeting. **MOTION** passed unanimously. Meeting adjourned at 3:45 PM

Respectfully submitted,

Lauren Wilson MBA, CAM

Sunstate Association Management Group

For the Board of Directors at

Gulf View Estates Owners Association