



Board of Directors Meeting – Minutes
07-Apr 2016

Attending: – Mike Sperling, Paul Hawkins, Denise Flach

- Not Attending – John Meacham, Charles Almond, Richard Simon, David Johnston, Christine Blackwell
- Quorum was not present, consequently no official meeting was conducted.
- Some matters requiring immediate action were discussed and decisions made to timely respond to the respective matter.

Minutes Prior Meeting:

- N/A

Treasurer’s Report:

- N/A – The report was not presented. A copy has been emailed to each Board member as is the case every month.
- It was discussed:
 - That as of to date 6 HOA members have made no effort to pay their dues, and have not contacted the Board to make arrangements for partial payment. Reminder notices have been communicated to delinquent members beginning 01-Jan 2016. Efforts will continue to collect delinquent dues. Personal visits to each delinquent HOA Member is expected in April. There is a possibility that some collection enforcement action may have to be considered.
 - The light in the Tot-Lot area is out.
 - The HOA Commercial Insurance Policy with Tower Hill Insurance Company is up for renewal. The “Terrorist Insurance Coverage” will be declined. Tower Hill was authorized to utilize a “Surplus Lines” carrier if necessary. The year premium is expected to be \$5,113.24. The appropriate documents will be signed and returned to the insurance agent, and premium paid.
 - The HOA’s Federal Income Tax Return was prepared and timely filed prior to the March 15th deadline.

Landscape:

- Denise Flach discussed:

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- In April, Fresh flower plants will replace old plants in WW-II and Cypress Landing. This is a yearly routine matter.
- 200 bags for doggie poop pickup are allotted to stock each dispenser for each month. There are times when users take excessive bags early in the month and deprive their availability for later in the month.

Irrigation:

- Denise Flach discussed:
 - April month will incur cost to repair the irrigation system due to what appears to be vandalism. Numerous sprinkler heads in zone #1 and #4 will need to be replaced due to breakage below the ground level. The breaks are not characteristic of lawn mower damage, and besides we have not received lawn cutting service for two weeks. In addition, the electronic valve control for zone #1 must be replaced.
 - Charles Almond has communicated to the Board that his resignation will be forth coming. Charles is relocating out of Sabal Point. However, we hope to continue to seek his guidance on irrigation matters.

Compliance:

- No Information

Website:

- No Information

ARC:

- Mike Sperling discussed:
 - The need to act on an application to construct a screened area on the backside of a residence in Cypress Landing. Our HOA guidelines require a response with 30 days. All appropriate information was submitted with the application. There does not appear to be any reason to deny the application. Mike is inclined to act on behalf of the ARC Committee and join David Johnston in approving the application.

Old Business:

- No Information

New Business:

- No Information

Motion to adjourn was made by _____ N/A

Seconded by _____

Unanimously approved at _____ PM

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Respectfully submitted,
Paul Hawkins