

Sabal Point Property Owners Assn., Inc.

Board of Directors meeting minutes January, 2016

Attending – Mike Sperling, Paul Hawkins, Denise Flach, David Johnston, Richard Simon, Charles Almond, John Meacham and Christine Blackway

- Mike Sperling called the meeting to order at 6:35 verifying a quorum was present
- Charles made a motion to accept the minutes as read which was accepted.

- **Treasurers Report**

Paul Hawkins presented the Treasurers report noting that we had enough funds available to cover all expenses. We were over on irrigation expenses so Paul has increased our budget for next year. 100% of the dues was collected we have two residences in foreclosure and two bankruptcies on going. Paul has realized significant success collecting the outstanding additional fees.

- **Landscape**

Denise Flach presented the Landscape report and everything looks good. There have been some Homeowners dumping yard waste over the fences. We have installed no dumping signs as a result of the activity

- **Irrigation**

Charles Almond presented the Irrigation report with the following updates

- In his opinion we are being treated fairly by the repair contractors but are experiencing lots of labor charges. We need to identify where the main lines are and develop a formal schematic for the sprinkler system as Charles is eventually moving form Sabal and it would be in our best interests to leverage his knowledge while he is available to the association.
- He also determined we need a new pressure reducing valve, however it might not solve our problem. We agreed we need to map the system out and review the complete layout.

- **Compliance**

Richard Simon has prepared letter stuffers for the agenda minutes to me mailed out for the annual meeting which will be held March 3rd at the Episcopalian church

- Mike made a presentation on the Web site development which we are all pleased with the new look

- **Architectural Review Committee**

No new requests

- **OLD Business**

All old business was tabled to the next meeting

- **New Business**

Mike enlightened us that he and Denise's terms will expire at this annual meeting.

- David shared with us that periodically we receive incomplete ARC requests. The board determined that we will accept electronic ARC requests as long as they are complete.
- Charles Almond motioned to adjourn the meeting at 7:31 and it was seconded by John Meacham and approved unanimously

1st Draft submitted to Board Members 01/18/2016 by John Meacham Secretary