

Sabal Point Property Owners Ass., Inc

Board of Directors meeting minutes June 04, 2015

Attending – Paul Hawkins, Denise Flach, David Johnston, Christine Blackway, John Meacham, Richard Simon and HOA resident Bruce Listorti

- David Johnston called the meeting to order at 6:33 verifying a quorum was present
- Denise made a motion to accept the minutes as read with Christine seconding. All were in favor of accepting the minutes as read

- **Treasurers Report**

Paul Hawkins presented the Treasurers report noting that collections were almost 100% with one homeowner owing \$300.00. We have \$57,000 left in our budget, collections are in excellent shape relative to previous years which as a result reflects a strong balance sheet.

- **Landscape**

We ordered 95 yards of mulch of which we only required 65 yards. Denise had negotiated with Bolling farms for a credit for any mulch not required which amounted to \$1556.50.

We have accepted a bid for \$2275.00 to clear a 60' x 10' path by the brick wall in addition to a dead maple by the brick wall.

We heard back from Duke Energy that they will paint five of the transformers boxes however were not sure when that will occur.

We had a bad storm on June 1st with a tree down from the bike path falling on to 520 Whisperwood. In addition a tree fell in the Tot Lot which we have contracted to have removed

- **Irrigation**

Irrigation continues to be an issue due to the age, tree roots etc. Currently all zones are working. The valve on station 3 is leaking and needs to be replaced in the not too distant future. Additional heads were added to the Whisperwood II entrance to allow for an area that was not watered and couldn't sustain vegetation

- **Compliance**

Compliance letters are being sent to

- 389, 324 Cypress landing
- 436 Baytree
- 405 Willowbrook

- **Architectural Review Committee**

One homeowner is looking to install a solar power system which is essentially new to Sabal. The Board has determined that while it doesn't enhance the aesthetics of the neighborhood it appears that Florida Statutes authorize anyone to install anywhere they wish on the property. The ARC request was approved by committee

- **Old Business**

There was some discussion regarding the tot lot border which is deteriorating. The board will review and has tabled until the next meeting

Considerable discussion was given to the brick wall and the location of trees as roots can potentially cause damage to the foundation. We will table until next meeting

Mike reviewed with the board that the Web Site Administrator we had previously used has been experiencing severe health issues as we knew but the expectation of her returning to assist us are very remote and we should pursue other avenues. We discussed about posting again in the newsletter for a paid for position to at the very least bring our site up to speed. Tabled until next meeting

- **New Business**

It was decided that we would forgo the July meeting and return to our regular schedule in August. Christine made a motion and John seconded the motion. It was unanimously approved.

David adjourned the meeting at 7:26 P.M.

Secretary John Meacham
On Behalf of the Board