

SPPOA Board Meeting Minutes

Nov 2, 2017

Taken by: Mike Sperling

Held at: Club House of 'Village on the Green'. Quorum was established and meeting brought to order by John at 6:34 pm.

In attendance were: John Meacham, Paul Hawkins, Denise Flach, David Johnston, Richard Simon, and Mike Sperling.

October board meeting minutes Denise motioned, John 2nd and were approved.

Treasury- Paul brought in and went over his Income & Expenses-Actual vs. Budget and Balance Sheet. Additional expenses this month were \$2160 for the storm clean up and \$89 for irrigation repair. Paul will set aside about \$3000 this year to cover our entrance signs. Next meeting will require us to assemble mailings to the homeowners that will contain 2018 dues. Paul brought in his proposed 2018 budget for board review which will be part of the mailings.

Landscape- Denise worked vigorously with our neighbors, work crews, and county controlled clean up throughout our three villages to maximize our cleanup of the storm damage. Again she wants to express her greatest gratitude for all of those that came out that weekend after the storm, and beyond, to help in the cleanup project. Our HOA saved thousands of dollars by this shared act of volunteered time by our homeowners that were able to participate.

Irrigation- Was not used much since all the rainfall lately and with the piled up debris over the sprinklers.

Compliance- Per Florida Statutes we must post this letter into minutes:
The SPPOA needs your help.

Florida law now requires a committee of three persons who are *not* board members to meet and validate, or not, any monetary assessment that the board might levy against a non-complying homeowner after notice has been given to comply with requirements of SPPOA's governing documents. This would commonly involve landscaping or vehicular deficiencies.

No current Board member remembers an assessment ever being levied against a resident. Most take corrective action after receiving a notice.

Therefore your anticipated service may be minimal to non-existent, except for emailing me a brief note indicating your willingness to serve on the three person committee. Better yet, indicate your willingness to serve as a Board member and you will be nominated at the next election cycle

Thanks; call and leave a message at 407-869-7750

Richard Simon, for the Board

Website-Mike has renewed our domain names for another two years. Mike will look into our websites' email forwarding function and validate with each board member. Paul will bring in suggestions for additions to our website.

ARC- David brought in ARC request forms and documentation for a garage door replacement, a roof replacement, and a screen enclosure installation. All three were discussed and approved.

New Business-

- One of our non-board members recommended increasing our annual dues in increments of \$10/year over the next few years to keep up with the increasing costs of upkeep to landscape, sidewalks, trees, etc. The last annual dues increase was for 2013(a 5 year interval). The board discussed and John motioned to increase the dues allowed by Florida Statutes by 5%, Richard 2nd, and it was voted unanimous for an increase to \$525/yr. annual dues for 2018.
- Paul is looking into placing better verbiage in the HOA By-Laws that will better illustrate proper fences and installation.

- Seminole County sent our HOA a letter to be returned requesting our acceptance to their 'Right of Entry' to our communities and if we had any private roads. The Right of Entry to our entire communities was given due to the determination that we have no private roads within our HOA.

John motioned to adjourn., David 2nd, voted unan. at 7:46 pm.