

VERANDA VII AT HERITAGE OAKS ASSOCIATION
Budget Meeting Minutes
Monday, November 14, 2022 at 12:00 PM
Zoom Video Conference

Call to Order: The meeting was called to order by Pete Hill at 12:00 PM.

Proof of Notice: Proper notice was given in accordance with Florida State Statute 718 and the association documents.

Determination of Quorum: A quorum was determined with Pete Hill, Ralph Fierle, and Dave Brake all present via Zoom video conference. Also in attendance was Sean Noonan of Sunstate Management.

Approval of Previous Minutes: A **Motion** was made by Ralph and seconded by Pete to approve the September 15, 2022 minutes as amended. **Motion** passed unanimously.

President's report – Pete reported there is not much to report, and most items will be covered in the agenda.

Treasurer's report – As attached to these corporate records, Pete reported on the September financials.

Unfinished Business

- **Issues List** – Pete reported on the issues list. Pete reported J&J Repairs is going to be removing the ADT AC boxes. A **Motion** was made by Pete and seconded by Pete to approve up to \$650 for removal of the boxes and touch up paint. **Motion** passed unanimously.
- **Approval of 2023 Budget** – A **Motion** was made by Dave and seconded by Ralph to approve the 2023 budget as presented. **Motion** passed unanimously.
- **Special Assessment** – Pete reported on the special projects for the cleanup of hurricane Ian. Pete reported the amount spent for hurricane cleanup is roughly \$14k. A **Motion** was made by Dave and seconded by Ralph to approve the bid for tree removal in the amount of \$6500 from Monster Tree Service. **Motion** passed unanimously. Sean will prepare a special assessment notice for December 15, 2022.

Owner Comment – Bill reported he is in agreement with the decision on the special assessment.

Next Meeting Date – December 15, 2022 at 10:00 AM

Adjournment – With no further business to discuss, the meeting was adjourned at 1:00 PM.

Prepared by

Sean Noonan/LCAM
Sunstate Management Group, Inc.
For the Board of Directors at Veranda 7