

Board of Directors Meeting Minutes

Tuesday, October 28, 2014 at 10:00am

Heritage Oaks Golf & Country Club – Dining Room

CALL TO ORDER: The Board of Directors meeting was called to order at 10:00am by John Martinson. A quorum was established. Board Members present were John Martinson, Alan Edwards. Also present was Michelle Thibeault, LCAM and Nicole Banks Sunstate Association Management Group, Inc.

NOTICE: Notice for the meeting was posted in accordance with the bylaws of the Association and the requirements of Florida Statute 720.

MINUTES: Motion made by John to waive the reading and approve the minutes from April 28th meeting. Motion passed unanimously.

RESIGNATIONS, APPOINTMENTS:

- MOTION made by Alan, seconded by John to accept Pat Richi's resignation. MOTION Passed Unanimously.
- MOTION made by John, seconded by Alan to appoint Jef Friton to the Board of Directors. Motion Passed Unanimously. Jef Friton is full time at Veranda VII. John noted both Jef and Alan are up for reelection in March 2015.

PRESIDENTS REPORT:

- No report.

TREASURERS REPORT:

- Alan read from September Financial Statements.

COMMITTEE REPORTS:

- None.

MANAGEMENT REPORT:

- Michelle read from the management report.

UNFINISHED BUSINESS:

Landscaping Bids:

- Alan reviewed the landscaping plans in detail.
- Michelle explained Florida Law regarding Capital Line Items.
- MOTION made John by seconded by Alan to accept M&E Landscaping bid for new plantings and tree trimming not to exceed \$7,000. MOTION passed unanimously.
- SMGI will work with the county on a county management plan.
- Lengthy discussion regarding trees and pepper trees near building 25.
- SMGI to get additional bids on Coco brown mulch.
- John to verify that coco brown mulch is permitted.

Drainage Bids:

- Lengthy discussion regarding current drainage issue at building 25.
- MOTION made by Alan seconded by John accepting the bid from Tom Bissonette for the repair and installation of the drain pipe at building 25 not to exceed \$1,000.

HOMEOWNER COMMENTS:

- Homeowners discussed concerns with water on lanai area. Michelle confirmed the gutters have been cleaned out.
- Tony Harding discussed the fire alarm systems. Alan confirmed Verizon has been discontinued. ADT monitors the fire alarm system.
- Homeowners and Michelle discussed keeping the landscaping colorful with the new plantings.
- Homeowners were provided SMGI contact information and introduced Nicole as an additional contact at Sunstate.

NEW BUSINESS:

- None.

NEXT MEETING: The next meeting is TBD.

Adjournment: A motion to adjourn was made by John Martinson and seconded by Alan Edwards. Motion passed unanimously. Meeting was adjourned at **10:45am** by John Martinson.

Respectfully submitted,

Michelle Thibeault, LCAM

Sunstate Association Management Group, Inc. For the Board of Directors at Veranda VII at Heritage Oaks Association, Inc.