



BOARD MEETING MINUTES
Wednesday, June 1, 2022, 6:00PM
Virtual Meeting

Directors in Attendance (established a quorum)

Mark Bowes	President
Ron Del Savio	Vice President
Clifford Reiss	Treasurer
Glen Lockwood	Secretary
John Laskowski	Director
Jen Robertson	Excelsior Community Management

Call to Order

Mark called the meeting to order at 6pm

Confirmation of Proper Meeting Notice

Cliff confirmed meeting notice was posted on the community bulletin board more than 48 hours in advance in accordance with Florida Statute.

Minutes

Mark motioned to approve the March 24, 2022 Board meeting Minutes. Cliff 2nd, vote was all in favor.

Financials

- The current Balance Sheet was reviewed.
- Loss of Rights – There is one home on this list. The Board asked Jen to send one final late notice to the owner via certified mail with 30 days to pay, prior to turning this matter over to the HOA attorney for collections.
- Cliff discussed the trend report. Currently trending as expected and on budget for 2022.

Old Business

- **New Sherwin Williams Colors** – The books have been completed. Excelsior has the binders on file for owners to review as needed.
- **Low Volume Irrigation**– This is still a work in progress at this time. Cliff is working with Greener cuts to track zones, etc.
- **SWFWMD Inspection** – This has been completed and the community is in compliance. The next inspection is not due until November of 2023.

ACC Request

- 8936 ACC – Pergola – Mark motioned to approve this request contingent on the homeowner supplying written confirmation the structure complies with current Hillsborough county building, zoning and permit requirements. The structure must be stained a neutral color (walnut). Cliff 2nd, vote was all in favor.

New Business

- **Maintenance Updates** –
 - Cliff picked up two pet waste pick up signs and has them displayed on the community as a friendly reminder.



- There was a damaged sign light at the entrance that was repaired. All light bulbs were replaced with new.
- The irrigation timing has been changed to run over night and reduce complaints about the odor of the water.
- Greener cuts is checking irrigation.
- **Entrance Island Landscape** – Cliff motioned to approve the quote from Greener Cuts for \$537 to add new landscape to entrance island. Glen 2nd, vote was all in favor.
- **Crime policy (Fidelity Bond)** – Cliff motioned to approve the policy for \$210.90 for a prorated term of (05/12/2022-1/01/2023). Ron 2nd, vote was all in favor.
- **Estoppel** – Most recent estoppel has been completed.

Resident Open Forum – N/A

Adjourn

With no further business to discuss, the meeting was motioned to adjourned at 7:07pm by Mark.

Next Scheduled Meeting Date

Board Meeting – Thursday, September 15th, at 6pm – Virtual