

HOA Board Meeting Minutes, Tuesday, November 11, 2014

- October 2014 Meeting Minutes-approved
- ARC Communications-
 - 584 Owl creek has placed chips from a tree removed from rear of home on front lawn. Recommendations have been made and homeowner is submitting plan for approval.
 - Other ARC approvals
- Pool
 - Items that we should consider working on this fall for next year with budgets - Replace Salt Water cells-All In One is to execute contract to replace the salt system
 - The VGB laws that went into effect in 2008 required all commercial pools to comply with the ANSI/APSP 16-2011 standards. This standard requires that manufacturers place a life expectancy date on all drain covers. Lazy River cost \$586; pool cost \$365-This is code requirement and approved.
 - Renew Splash contract for same cost, but add in cleaning of chairs in spring (opening) and fall (closing) with soap and water into the contract.
 - Need round table top repaired before next season.
 - Pool water fountain turned off this weekend.
 - Umbrella Replacements-two were purchased on clearance.
- Social Committee Information-Karen Grattafiori -Dates
 - Christmas Party Date-December 13- Set up and reserved
 - Band is confirmed for Christmas Party-place on website and BF Bay - **Confirmed**
- All-In-One Property Management
 - Financials-Home Owners Dues
 - 2015 budget draft reviewed and will be formally submitted by November 19
 - Hart Residence – bank is still trying to get clear title
 - Mail Box Replacements-A replacement company has been found which is close to our old mailboxes. The new company for mailbox repairs and replacement will be put on website. Mailbox Make Overs at a current cost of \$355 installed, Model is the Venetian
- Board Elections-Notifications went out for nominations; Next meeting in December, All In One will lead the meeting on financials and board elections. Voting ballots need to be distributed in the next 7 days.
- Club House
 - Christmas Tree Goes up December 5, and Clubhouse Decorating-December 6 –Need Volunteers - Amy to give status on volunteers to decorate clubhouse
 - Air Conditioning Contract to replace the units needs to be executed.
- Landscaping/Common Property – Tommy Smith Landscaping company contract renewed for \$24,000. Accent lighting on entrance trees, which will be incorporated into the \$24,000.
- Tennis
 - Rolf Flugstad has agreed to take over the scheduling duties and the old paper system will remain in-place. Rolf has all the tools needed for this position at this time.
 - Court Makers agreed to do the resurfacing for \$12,100, All In One to execute contract for spring installation. We do want to have the root repair for \$30.95 per lineal foot. The scheduled date of the services is to be provided so that proper planning can be conducted.
- New Business
 - Future project-paint the existing deck material with a deck coating, which is \$22 per gallon. Sand to be added to the paint for texture, but looking at it as a fall work day. This will be scheduled on BF Bay at a later date. Tennis captains should be soliciting volunteers from teams to assist.

