

**BOARD OF DIRECTORS MEETING
SUTTON LAKES OWNERS ASSOCIATION
October 29th, 2019
6:30 pm**

- 1. Roll Call:** *Quorum established. Meeting called to order at 6:34pm.* Bill Franco- President, Ian MacKenzie- Vice President; Roman Jones- Treasurer; Misty Torres- Property Manager
Not Present: Enrico Aveo- Secretary
- 2. Approval of Minutes:** September 16th, 2019
 - Motion: Roman
 - Seconded: Ian
 - All in Favor
- 3. Review and Approval of September 2019 Financials:** Roman Jones
 - Motion: Roman
 - Seconded: Ian
 - All in Favor

➤ JEA over due to not being charged irrigation from April-June due to a broken meter. Meter has been fixed and we were charged back-charges for the time that the meter was down
- 4. Management Report:**
 - A. Pools:
 - Closed for the season
 - Health inspector requested new rules signs for both pools
 - Landscaping:
 - Budgeting palm trimming down Atlantic: \$1000
 - Cell phone tower:
 - Found recorded Notice of Commencement for installation of concrete pad
 - Did not find recorded transfer of property...per city records, Sutton still owns the land
 - Westling still working on it
 - Approved ARC requests:
 - 2130 Knottingham Trace: New roof...no changes

B. Financials: as of September 30th, 2019

- Operating: \$122,240.03
- Union Money Market: \$87,289.24
- TIAA Money Market: \$246334.86
- Delinquency Balance: \$242,043.69

- Are there companies that will buy our receivables? Ian will look into.

5. Old Business:

A. Pond Easement blockage

- Matter discussed at the compliance meeting
- Some homes have approval from former ARC
- What takes precedence, the easement, or the ARC approval? Misty to discuss with attorney
- Send an attorney letter, if they provide documentation of approval, the Association may take on the responsibility of the needed changes.
 - Ian
 - Bill
 - All in Favor

B. Patrolling Security

- Roman: Will the Association continue, in 2020, with Giddens Security?
- Comparison of 2017-2019 crime stats shows that crime has decreased since Giddens has been active in the community.
- Crime discussion /reports on NextDoor have decreased in 2019

C. Fall Family Fun Day:

- Was a success for the kids
- No petting zoo but the face painters/balloon makers came in place of the zoo
- May add DJ next year

6. New Business:

A. Bids in for back playground. Request for bids to be comparable.

- Southern Recreation only bid a large structure versus the size that's in place now (\$48,683)
- BYO Playground equipment (\$29,934)

B. Review 1 of 2020 Budget

- Board to take home and review

D. Compliance Committee Expenses:

- Compliance Committee members to get .10 per home inspected for gas/mileage.
 - Motion: Ian
 - Seconded: Roman
 - All in Favor

E. Santa Event:

- December 15th
- Make it an event not just pictures with santa

7. Open Forum: N/A

8. Adjournment: 7:28pm (Bill/Ian)