

**BOARD OF DIRECTORS MEETING
SUTTON LAKES OWNERS ASSOCIATION
November 18th, 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:** October 29th, 2019
 - Motion: Roman
 - Seconded: Ian
 - All in Favor
- 3. Review and Approval of October 2019 Financials:** Roman Jones
 - Motion: Roman
 - Seconded: Ian
 - All in Favor
 - Irrigation Repairs: High due to accounting corrections. We moved all irrigation repairs, from 2019, to the correct GL code. All irrigation was being coded to Landscaping.
 - Building Repairs: Termite bonds renewed, and electrical work completed in the entrance islands.
- 4. Management Report:**
 - Pools:
 - Awaiting schedule for awning install at the back pool
 - Someone is climbing the fence and turning off the pool pump at night. Bobby has to keep turning it on when he comes to inspect. We believe it's the new homeowners right beside where the pool pump is. No camera vision at that spot unless we remove a palm tree. Bobby getting with electrician on moving the on/off switch so that a lockbox can be added.
 - Resident: Has the Association attempted to do more soundproofing for the pool pump? It currently has a sound proof cover.
 - Cell phone tower:
 - Westling has sent requests to Unison and Crown Castle for documents.
 - The agreement on file states that the term of the agreement was for only 6 month unless extended by both parties.

- Front playground gate:
 - Ole Time Fence confirmed that it will be completed by the end of this week.
- Approved ARC requests: N/A
- Financials: as of September 30th, 2019
 - Operating: \$88,487.68
 - Union Money Market: \$87,300.50
 - TIAA Money Market: \$246,481.35
 - Delinquency Balance: \$243,782.67

5. Old Business:

A. Back playground

- Revised bid submitted by Southern Recreation to replace playground with the same size unit. \$29,551. Original quote: \$48,683 for large unit to match front playground.
 - Motion to approve \$29,551: Roman
 - Ian
 - All in Favor
- BYO playground: \$34,459

6. New Business:

A. 2020 Budget:

- The playground will come out of one of the Money Market accounts, not out of general operating.
- Resident: Is selling collection debt an option?
 - Association attorney advised against
- Reason for increase: to recoup money spent on 2 playgrounds and other large projects
 - Motion to raise HOA fees 5% to \$319: Ian
 - Seconded: Bill
 - Opposed: Roman

7. Open Forum: N/A

8. Closed meeting open:

- Discussion on legal and collections.

9. Adjournment: 7:42pm (Bill/Ian)