

Village in the Pines Owners Association, Inc.
Board of Directors Meeting
November 16th, 2016

The meeting of the Board of Directors of Village in the Pines Owners' Association, Inc., a Florida Corporation, not for profit, was held at the Association Clubhouse on Wednesday, November 16th, at 10:00 a.m.

Call to order: The meeting called to order by President Gary Oxender at 10:00 am

Notice: The meeting was posted in accordance with the By-laws of the Association and Florida Statute 718.

Quorum: A quorum was established with the following board members present: President Gary Oxender, Vice President Jean Berstling, Treasurer Dolores Stanco, Secretary Bob Stout, and Directors Nicole Jones, Richard Kinney, and George Mahana. Absent was Timothy Starner and Claire Smith.

Minutes: No minutes were taken in the August meeting – Motion by Bob and seconded by Dolores to waive the reading of the minutes.

President's Report

- Legal – the association has been working closely with Jeremy on 4 cases, three have been resolved and the 4th is partially resolved.
- FOBs – have not heard anything from ADT – working on getting a new company for clubhouse access.
- Insurance – comes due in February. Raised by 5%.
- Earthworks will be coming back to fix some irrigation around the clubhouse.
- Landscaping – 4 trees are going to be removed and some trimming next month by Black Tie.
- Pool – Rick would like to raise the temperature of the boiler because the pool heater is running behind.
- Roof leading out to pool was fixed, will be back to paint. Florescent lights were just plugged in up there; lights have been pulled out and they are now hard wired in.
- Floors were cleaned and carpets scotch guarded at the clubhouse.

Treasurers Report

- Michelle discussed the budget and the financials. VIP budget meeting will be December 14th, 2016. Budget must be mailed to all unit owners 14 days prior to that meeting, November 30th.
- Michelle discussed the past due accounts, and a collection policy.
- Bob spoke about a process where the owner received a letter after 10 days from the management company, a letter stating that the attorney would get involved after 60 days, and at 90 days, the attorney would get the case.

Committee Reports

- Grounds committee – report given by Dolores. Black Tie and Earthworks will both be doing some work before the end of the year. Earthworks will be working around the clubhouse trying to make it look nicer, and Black Tie will be here to take out four pine trees, and he will also do a trimming all the trees in the village.
- Social Committee – report was given by Paula – Dec. 9 there will be an Italian Night orchestrated by Carrabbas. The Association is also collecting cans for the food bank. In January there will be a pizza night with Dave. The Association is looking to have a super bowl party. There is a different social event each month. There are two trips

coming up, the first is Dec. 13th and will be at Marina Jacks for a sunset dinner cruise. The price is \$64.10 including tax and gratuity. All reservations are due by Nov. 25th. January 10th there will be a bus trip to Ship and Shore to go through Edison Ford Mansions, have lunch at Joe's Crab Shack, then onto Cape Coral to tour a rum distillery. The price for this is \$96 and owners will be carpooling to a location where they will be picked up by the bus. Reservations and money must be turned in by November 25th. Christmas tree lighting downtown will cost \$15 and the Association plans to go Dec. 4.

- Architecture Review Committee – Inspection sheets have been distributed. Inspection will be completed by the 1st of the year. Villa #29 wants to put a privacy fence around her existing patio that is off the side of the unit. Board decision – some discussion was had. **Motion** made by Jean and seconded by Bob to approve the application. Approved 6-1.
- Gloria spoke of the fee to rent the clubhouse. Would like a motion from the board to set the standard. Has been a \$50 fee with a \$25 refundable deposit in the recent past. Bob would like the attorney to tell us what rules we are governed by. Discussion was had regarding renting the clubhouse. **Motion** made by Bob and seconded by Rick that a member of the association may rent the clubhouse for a refundable fee of \$100 to cover any damage that may occur. Motion passed - Jean opposed.

New Business

- The Association is looking into new doors for the entrance to the clubhouse and to the pool to be in compliance with ADA standards. Will have new FOBs. George mentioned putting a door in the library. Will get a bid to put a door in the library and a sidewalk leading out the door. **Motion** made by Dolores and seconded by Rick to go forward with Sarasota Glass to replace the two clubhouse doors. Motion passed – George opposed.
- Pool deck replacement – cracked and starting to peel – 3 people have been here to give bids. Samples were passed around of options for deck. Gloria spoke on her meeting with the companies. Artistic was the best bid at around \$20,000. Discussion was had regarding the pool deck. **Motion** made by George and seconded by Delores to table this discussion until the next meeting.

Unfinished Business

- Michelle spoke of address forms and making sure that we have everyone's correct address.

Homeowner Input

- Gutter cleaning on the clubhouse – will be done this week – will be done every 4 to 6 weeks.
- A homeowner and roommate would like to change the color of his villa. Was directed to the ACC committee. Discussion was had regarding the color palette.
- Gloria spoke of DNR and EMT.

Meeting was adjourned at 11:31 a.m.

Next Meeting - December 14th at 10 a.m.