

Village in the Pine Owners Association, Inc.

Board of Directors Meeting

January 14, 2020

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 Tuesday, January 14, 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, Secretary Barbara Alberts, Treasurer, Dennis Raftery, Director, Dolores Stanco, Director, Claire Smith, Director, Mark Price, Director, Timothy Starner, Director Dottie Zeigler and Director Lou Black. Ed Olson with Sunstate Management was also present.

Minutes: Motion made by Dennis Raftery and seconded by Claire Smith to approve the minutes from the December 2019 meeting. Motion passed unanimously.

Presidents Report – Gary Oxender gave his report: He hoped that everyone had a nice Christmas and New Year. There were a couple of sewer problems over the past month, but they have both been taken care of. He reported on the pool – a new pool guy is starting tomorrow. A bird feeder was discussed. The Association is looking for a new company to clean the clubhouse.

Treasurers Report – As attached to these corporate records, Dennis Raftery gave the report.

Management Report—Ed Olson gave the report. The annual meeting is February 15th, 2020. The second notice will be mailed out this Thursday. He explained the carryover vote. He asked that even if the owners plan on coming to the meeting, to please send in their proxy ahead of time. SPT will come in and camera all of the sewer lines to determine what needs to be done right away and what can be scheduled in the future. The day rate for SPT is \$1,850.00 and they feel they can do 8 to 10 units per day, which is \$185.00 to \$235.00 per unit rather than \$450.00. Discussion was had regarding the piping and determining which units are the worst. **MOTION made by Dennis Raftery and seconded by Barbara Alberts that the Association begin the process of having SPT camera the units starting with one day and going from there. Motion passed unanimously.**

Committee Reports

- **Social Committee** – Joann Konrad gave the report
- **Phone Committee** – Bonnie Brewer gave the report.
- **ACC Committee** – Ron Alberts gave the report. New paint colors were distributed as recommended by the ACC Committee. **MOTION made by Mark Price and seconded by Tim Starner to approve the new paint colors as recommended by the ACC.** Discussion was had. During discussion it was pointed out that the documents state that each unit in that building must be the same color. **Motion passed unanimously.**

New Business:

Homeowner Input – Having keys for all units was discussed.

Meeting adjourned at 11:05 am.

Next Meeting – February 15, 2020 – Annual Meeting