

007580

Sealy

**WEDGEWOOD GROVE
HOMEOWNERS**

**BOARD OF DIRECTORS MEETING
✓ WEDNESDAY, OCTOBER 21, 2015
7:00 P.M.**

3750 HOLSTON WAY, ORLANDO, FL 32812

AGENDA

- A. CALL MEETING TO ORDER
- B. ESTABLISH QUORUM
- C. APPROVAL OF AUGUST MINUTES
- D. MANAGER'S REPORT
- E. FINANCIAL REPORT
- F. OLD BUSINESS
- G. NEW BUSINESS
 - 1. Approve grids for pool
 - 2. Discuss and appoint members to serve on various committees
- H. COMMENTS/CONCERNS
- I. ADJOURN

**WEDGEWOOD GROVE HOA
BOARD OF DIRECTORS' MEETING
OCTOBER 21, 2015 – 7:00 PM
POOL
3750 HOLSTON WAY
ORLANDO FLORIDA 32812**

CALL TO ORDER / CERTIFY QUORUM

The meeting was called to order at 7:05 p.m. by President Chris Spurling. Board members present: Chris Spurlin, President; Ben Amato, Treasurer; and Josh Walker, Secretary. Sandy Rathbun, CAM, represented Sentry Management. There were 10 Homeowners in attendance.

PROOF OF DUE NOTICE

Notice of the meeting was posted in accordance with the governing documents.

DISPOSAL OF UNAPPROVED MINUTES

✓ The August minutes were not provided for by the prior management company. Management will contact them for a copy and they will be approved at the November meeting.

MANAGER'S REPORT

Sandy reviewed the manager's report. This report was accepted as presented.

TREASURER'S REPORT

Ben Amato discussed the treasurer's report. He informed the Board of Directors he has been working on the proposed 2016 budget. He stated the money that was allotted for security in the 2015 budget was no longer necessary because of the installation of the security cameras. Ben is suggesting this money be budgeted in the legal fees as the Association wants to amend the documents and this will require the attorney's involvement. He informed the Board of Directors he had 2 volunteers to be a part of the budget committee. Ben will meet with them and discuss the proposed 2016 budget. The proposed budget will be presented at the November, 2015 meeting.

UNFINISHED BUSINESS

Chris Spurlin, President informed the Board of Directors P & L Landscaping will go to Wednesday services. The bushes by the signs are encroaching on the signs and need to be moved out and back. Management will contact P & L Landscape.

The signage was discussed regarding painting, updating and/or changing. Josh Walker volunteered to chair a committee to look into alternatives. They will bring the ideas back to the Board at the next Board of Directors' meeting.

Chris informed the Board of Directors the application for the Major's grant expires November 2, 2015. Anyone interested would need to have the application in by that date.

The ARC committee was discussed. Joe Knous has volunteered to be the chairman of this committee. Chris explained the scope of work involved. Joe will obtain the committee persons and present at the next Board of Directors' meeting.

Forming a fining committee was discussed. The Homeowners to serve on this committee will be appointed at a later date.

Caroline informed the Board and the Homeowners present the pool fabs and cameras were working. She did inform the Board of Directors there were children in the pool area after dark and felt they should not be there as the pool is closed. Caroline was encouraged to call the police if this activity continues.

Chris informed the Board of Directors the Community Garage Sale will be held Saturday, November 14, 2015 from 8:00AM-1:00PM. He will notify the Orlando Sentinental.

NEW BUSINESS

The proposal for the pool grids was discussed. Ben moved to accept the proposal from Advanced Pool for \$630.00. Josh seconded the motion. Motion carried.

The documents state the Association can have as many as 9 Board members. At present there are 3 Board members. After some discussion, Chris moved to appoint the following persons to serve on the Board of Directors: Tina McFerren, Mary Crane, Edward Knous, and Joanne Crossland. Ben seconded the motion. Motion

carried unanimously. The vacant positions are: Vice President, and 3 Director positions. These will be voted on at the next Board of Directors meeting.

Chris did inform the new Board members there was a Board Certification class scheduled for October 28, 2015 at Sentry. He told them in order to serve on the Board they would have to take that class or sign the Florida Election Certification form within 90 days of being elected to the Board of Directors. Failure to do so results in suspending the individual's service on the Board until he or she complies.

ADJOURNMENT

With no further business to conduct, Ben motioned to adjourn the meeting; Josh seconded the motion. All in favor and the meeting adjourned at 8:20 p.m.

Respectfully:
Sandy Rathbun, CAM