

APRIL 13, 2020 Board Meeting Minutes

Attendees:

Meeting Date: 04/13/2020

Location: 32331 Oak Cluster Drive, Sorrento, FL 32776

Board Member Participants:

Joe Routt – President

Myrtle Webb – Vice President

Karin Pierson – Treasurer (attending via phone conference from home due to COVID-19)

Jeff LaChapelle – Secretary

Opening:

The monthly Board of Directors meeting at The Park at Wolf Branch Oaks, Inc. was called to order at 6:49 p.m. on April 13, 2020 by President Joe Routt. It was noted that the meeting had been posted properly and in a timely manner. Joe also noted that a quorum was established with above board members in attendance.

Approval of Minutes:

The minutes of the previous board minutes dated February 20, 2020 were unanimously approved as distributed with Myrtle motioning to approve and Joe seconding.

Report Outs:

Treasurer Report

Treasurer reports have been accepted by the Board as submitted by Treasurer Karin Pierson which included the following reports:

Balance Sheet

Budget vs. Actual

Profit & Loss

Karin reported that the Profit and Loss report had a mistake on the monthly report. She called the accountant and got it fixed.

The remaining balance for lot 92 is \$128.76 for damage to the water valve.

The HOA still does not have a credit card of its own. We are using former board member Gary Carter's card. He is fine with this system until the annual meeting. Karin will send certified letters to two residents who still haven't paid their HOA dues.

Karin reported updated information on all estopples.

ACC Committee

Steve Koontz resigned as chairperson of the committee. Scott Baker will temporarily assume this position. Myrtle made a motion to approve Scott until the annual meeting and Joe seconded. Motion was approved.

Scott Baker and Myrtle did a drive around the neighborhood due to Cheryl Altamose having car issues. Ten non-compliance letters were sent out. If the issues are not resolved they will be referred to our attorney.

Landscape Committee

Tony Jackson is getting involved with Prestige Pro to handle the affairs/invoices. Myrtle will shadow him until he learns the position.

\$150 was spent to remove a tree limb that fell in the common area.

Tony got 3 quotes for trimming Cabbage Palms in the Park. They are going with Apopka Tree Service. Money has been budgeted for this.

On March 1st one bulb was replaced in the entrance lights and two more bulbs were replaced April 1st. Karin will reorder 12 more bulbs.

Water Committee

Joe reported that valve replacement with RCM utilities is \$242 vs. \$251 with Utility Tech.

Open Issues/ Old Business

Joe called Mike Franklin to draw up plans for a new shed at the water plant. Plans will run between \$600 - \$1000. This will be discussed further at the next meeting.

New Business

Nothing to report.

Items for Discussion at the Next Meeting

Open issue from above.

Adjournment:

Adjournment of meeting was motioned by Myrtle and was seconded by Jeff. The motion carried and the meeting was adjourned at 8:15 p.m. The next regular meeting will be at 23229 Oak Cluster Dr., Sorrento, FL 32776 on May 18th, 2020 at 6:45 p.m.

Minutes submitted by: Jeff LaChapelle - Secretary