

July 20, 2020 Board Meeting Minutes

Attendees:

Meeting Date: 07/20/2020

Location: 23428 Oak Prairie Circle, Sorrento, FL 32776

Board Member Participants:

Joe Routt – President

Myrtle Webb – Vice President

Karin Pierson – Treasurer (Via phone conference)

Jeff LaChapelle – Secretary

Opening:

The monthly Board of Directors meeting at The Park at Wolf Branch Oaks, Inc. was called to order at 6:54 p.m. on July 20, 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 meetings dated June 22, 2020 and July 9, 2020 were unanimously approved as distributed with Joe motioning to approve and Jeff 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

Profit & Loss

A/R Aging Report

ACC Committee

Requests approved for July include: 1 roof replacement, 1 tree removal, 1 install of storm shutters, and 1 rework of front columns with wood.

Joe did the monthly inspection drive with Cheryl Altemose on 7/16. Seventeen residents will be receiving violation letters from the drive around.

Landscape Committee

Apopka Tree Service removed the downed tree in the park area on June 25th. We recently had a large tree limb fall at the entrance. Apopka Tree Service will remove that on July 21st for \$1000.00

There was no irrigation expense for the month of July, however the entrance lighting expense was \$75.00

Water Committee

Joe reported that a compressor stopped working due to a faulty relay. The repair is in process.

Open Issues/ Old Business

Joe will write letters to all residents in violation of the CC&R's in regard to trailers, boats, RV's, etc.

Joe and Myrtle are working on a letter to all residents informing them of the Boards intent to hire a property management company to assume duties of the Board and some committees due to lack of volunteers.

New Business

Joe will send the approved minutes from June 22nd to the attorney to adopt the "Resolution of the Board of Directors".

Items for Discussion at the Next Meeting

Open issues from above.

Adjournment:

Adjournment of meeting was motioned by Myrtle and was seconded by Karin. The motion carried and the meeting was adjourned at 8:32 p.m. The next regular meeting will be at 23229 Oak Cluster Dr., Sorrento, FL 32776 on August 10, 2020 at 6:45 p.m.

Minutes submitted by: Jeff LaChapelle - Secretary