

**Board of Directors Meeting
Del Tierra HOA
November 15, 2023
APPROVED MINUTES**

CALL TO ORDER

The meeting was called to order at 6:05 pm, November 15, 2023.

DETERMINATION OF A QUORUM

A quorum was confirmed at the start of the meeting with Chris Yates, Mike Lynch, Bob TenHaaf, and Emma Cecil, present. Joe Dobson, CAM was also present.

CONFIRMATION OF PROPER MEETING NOTICE

Notice was posted in accordance with the Bylaws of the Association and requirements of Florida Statutes.

MINUTES

Chris motioned to approve the October minutes. Mike seconded. **The motion passed unanimously.**

Review board of directors meeting process and rules: Chris provided details on meeting process and member interaction during the meeting.

Reports:

- a. **Financial:** Joe reviewed the October 2023 Financial report prepared by Hector. Bob raised concerns with discrepancies in the report. Mike also raised concerns. Chris motioned to revisit the October financials at the November 29th Budget meeting. Mike seconded. **Motion to revisit was approved unanimously.**
- b. **2024 Preliminary Budget:** Joe presented an incomplete budget that did not have the End of Year projections in place. Bob said he would not vote on approving the budget for mailout until he saw the complete version. Mike also stated that he would vote to approve it. Joe explained that he printed the incorrect copy that he had and that the board had been sent a completed version by Hector. Chris asked if the board would agree to allow Joe to send the correct version and approval be made via email as the mailout would have to happen 14 days prior to the Scheduled budget meeting on November 29th. The board agreed they would.
- c. **Management Report:** Joe gave updates on the Hearing Committee, ARC Committee, Fitness Center Treadmills, Pool, Collections, HOA Janitor/Handyman, Leases, Landscaping, which included a proposal from Brightview for the two remaining palm trees at the lift-station to be trimmed for \$100. Mike motioned to accept the proposal. Chris seconded. **Motion passed unanimously.** The gates, which included a proposal for the maintenance of the HOA's Emergency Use gates at the end of Trinity Fall

Way for \$1600. Mike made a motion to approve. Bob seconded. **Motion was passed unanimously.** Chris Motioned to approve the Management Report. Hector seconded. **The motion passed unanimously.** Joe advised that he would present the violations to the board at the Budget meeting on November 29th to vote on, since the inspection had only happened two days before. The board agreed that would be okay.

OLD BUSINESS:

- a. Signal88 Patrol – Mike gave an update on Signal88 Patrol stating that they were no longer communicating with him. As a result, Signal88 was failing to meet the needs of the HOA. Mike stated he discovered that Sarasota Security Patrol was still in business, and they would send a formal proposal for services. Mike had been in communication with the owner who had given a cost of \$433.35 per week. Mike made a motion to change to Sarasota Security Patrol and release Signal88. Bob seconded the motion. **The motion passed unanimously.**
- b. Landscaping bids- Bob presented the four proposed quotes for Landscaping from Sunrise Landscaping, Yellowstone Landscaping, Down to Earth Landscaping and Truscapes to the board. Bob stated that since Truscapes never scheduled a meetup that they were not considered. Bob made the motion to go with Sunrise Landscaping company. Mike seconded the motion. **The motion passed unanimously.**

NEW BUSINESS:

- a. Sidewalks – Mike made the suggestion that the HOA start looking into repairing the sidewalks in Del Tierra. All board members were in agreement.

Resident Comments: Lori requested that the board look into getting a flagpole installed at the front of the community. Mike proposed that a better location would be in front of the clubhouse and to add lighting to it. All board members were in agreement.

ADJOURNMENT

There being no further business, a motion was made by Chris and seconded by Mike to adjourn the meeting. The meeting was adjourned at 7:05 pm.

Respectfully submitted,

Joe Dobson, CAM