

**Saratoga at Lely Resort**  
**Board of Director's Meeting**  
**February 7th, 2013**  
**Approved Minutes**

**Call To Order:** Bobby Kelly called the meeting to order at 6:30PM. Board Members: Hal Bardon, Blaine Hicks and John Jensen were present. Property Manager Ashley Straface was present.

**Quorum:** Established.

**Approve Agenda:** Notice/Agenda was posted accordingly on clubhouse bulletin board and via e mail.

A motion was made by Bobby Kelly and seconded by Hal Bardon to approve the agenda as amended to include a recommendation to nominate a fifth person to the board. None opposed ó Motion carried.

**Minutes:** A motion made by Bobby Kelly and seconded by John Jensen to approve the meeting minutes of November 15<sup>th</sup>, 2012. None opposed ó Motion carried.

Bobby Kelly made a motion, seconded by John Jensen to nominate Cynthia Knight to be the 5<sup>th</sup> Director on the Board for 2013. Motion carried.

**President's Report:** (Bobby Kelly)

Thanks were given to the board member for their service ó it's tough but rewarding.

Reminder was given that all directors are equal to each other.

Any director can put items on the agenda

The Board meetings follow Robert's Rules

The Board is here to serve the community first.

Resort Management receives a weekly pool report.

**Treasurer's Report:** (Hal Bardon)

Auditor completed 2012 Financial Report, sent to Resort Management. The Board will receive a copy.

**Secretary's Report** (John Jensen)

No report

**Director's Report:** (Blaine Hicks)

No Report

**Director's Report:** (Cynthia Knight)

No Report

**Landscape Committee** (Bob Kelley and John Ruscito)

Stan Mohn replaced the electrical line and water proofed the connection for the water feature at minimal cost. Stan has also replaced several building lights that have burned out. It has been about 7 years, the expected life use, since the lights were change over to fluorescent bulbs. Reminder: Please contact Stan at 774 3405 if a building light, (other the one under the portico at your front door) burns out. Stan also repaired the light at the Saratoga Dr. Entrance gate to the Club house.

Volunteers Bob Kelley, Rich Wilhelm, and Jim Schulte cleaned, repaired, and painted the bird houses in preparation for the winter return mosquito eating Purple Martins.

Damage to the lawn at the Club house, cause by a vehicle delivery trailer was repaired. Note, it is against condo rules for a trailer truck to enter Saratoga. Vehicle deliveries must be made outside of our complex.

Drain tiles were placed on the right side of building 18.

The wiring at the post light on the right side of Saratoga Blvd. was repaired by Stan Mohn and Len Hrdlicka.

Stan Mohn and Jamie Bickley have adjusted the landscape lighting on Saratoga Blvd. Lights were repositioned at the base of palms which have grown and require additional illumination. Some bulb wattage was increased. The lights are place to reflect off the palms to the street as well as illuminate the palms.

The irrigation system is "wet checked" every month, to be certain the system is properly functioning and to reduce over spray. Sprinkler heads at the building front (area in front of the Courtyards) will be raised. Our landscape company is developing a plan/proposal to help reduce over spray from the sprinklers closest to the buildings.

White Fly treatment, both drench and granular were applied to the ficus and other shrubs. Our landscape contractor expects the ficus to improve in the spring.

The committee thanks resident Edith Smiley for her service to the community as a landscape volunteer. Edith can no longer continue deadheading the bed across from the clubhouse. The committee welcomes Don Glover who volunteered to pick up this task.

Several Action Request Forms were received, issues addressed and unit owners advised of action

## **Social Committee (Peggy Kent)**

No Report

## **Communications Committee (Diane Jensen) John Ruscito reporting**

The Communications Committee thanks the community for its support and positive comments on the Community Directory, Community Newsletter, email updates, and Bulletin Board Notices. The first edition of the season of the "Saratoga News" was issued in December. The committee is working on the next one.

The Welcoming Committee has visited and/or emailed information to new owners: Fred and Louise Bartlett, Gene and Barbara Bisol, Pat and Walter Gill, and Marty and Margaret Hartman.

An email was sent to unit owners who have provided their email address for the Community email distribution list requesting homeowners to update any information on email addresses and phone numbers and notify the committee if they were not in the 2012 directory but would want to be.

At this time, a new community directory booklet will not be published, but instead will be sending information via e-mail so revisions to the booklet can be made.

If anyone is not listed in the Community Directory or are not receiving the newsletter or email updates, there are Community Directory Information Forms available here to complete and return to John Ruscito at Unit 1002.

## **Pool/Clubhouse Committee**

Hal Bardon requested that a member of the community needs to be appointed for monitoring pool area.

## **Lakes (Tony Bushell)**

No report

## **Association Member Forum (15 Minutes)**

Question was made regarding the sprinkler heads which the Landscaper will check this out

## **Managers' Report (Ashley Straface)**

## **Petitions (Via Action Request Forms):**

None

## **Old Business**

### **A. Status of the Outside Doors**

Glendale Paint has agreed to continue discussions. Sherwin Williams will supply the paint. A coating expert will submit a report. The outcome will be reported back to the board for the next step.

### **B. Powerwashing of Driveways and Walkways.**

After reviewing several submitted proposals, John Jensen made a motion and was seconded by Blaine Hicks to approve Powerwashing by Trafford either partially or all at once. Motion carried.

John Jensen and Hal Bardon seconded that Trafford will be paid by the Contingency Budget to do the project all at once including the front gate and clubhouse for all homeowners except those who choose to opt out which will reduce the price. Motion carried.

### **C. Pool Service Proposals**

After reviewing several submitted proposals, Bobby Kelly made a motion and was seconded by John Jensen to terminate the present pool service company (Your Pool Specialist) with a 30 day notice, and hire Carefree Pool Service on a month to month basis with a 30 day exclusion for the next year. Motion carried.

### **D. Clubhouse Carpet Cleaning**

Mission accomplished in December, 2012

## **New Business:**

### **A. Request for Approval of Archival Records prior to 2005 for Shredding Documents**

Bobby Kelly made a motion and Blaine Hicks seconded to allow Resort Management to shred archival material older than 7 years except for Meeting minutes, Association Documents and Architectural plans. Motion carried.

### **B. Request for Flooring Underlayment Approval for Unit 2004**

Bobby Kelly made a motion and Hal Bardon seconded to approve a Soundguard Underlayment with a 72 rating. The owner must submit to the Board, a work order from the contractor with this stipulation for Board approval. Motion carried.

### **C. Request for Roofing Replacement Cost for Budget Consideration**

Blaine Hicks made a motion and was seconded by Hal Bardon to get a reevaluation from a third party for the life expectancy of the roofs. Motion did not carry.

Bobby Kelly made a motion and John Jensen seconded for Kelly Roofing to provide an estimate for roof replacement including underlayment for present day and also for 5 years with an estimation of life expectancy. Motion carried.

**D. Request for an Acrylic Door for Unit 1004**

Bobby Kelly made a motion and Hal Bardon seconded to table this item until the homeowner submits a detailed proposal. Ashley Straface will contact the homeowner. Motion carried.

**Next Meeting: Thursday, March 28<sup>th</sup>, 2013**

**Future Agenda Items:**

Request for Discussion of Traffic Patterns in the Clubhouse

Recommendation was made to clean out the Outside A/C

Request for a member of the community/board member be appointed for monitoring pool area.

**Adjournment:** Motion made by Bobby Kelly and seconded by Hal Bardon to adjourn the meeting ó None opposed ó Motion carried.

Respectfully submitted by Jan Finander Scott, Recording Secretary