



**Board of Directors Meeting**  
**Thursday, February 20, 2020 6:30PM**  
**Excelsior Community Management**  
**6554 Krycul Avenue**  
**Riverview, FL 33578**

**Call to Order 6:32PM**

Establish Quorum of Board- Taryn Doyle, Marchilene Harlee, Tiffany Brasel and Melissa Watermolen were all in attendance as well as Christina Bello with ECM

Confirmation of Proper Meeting Notice -Bulletin Board at Community Entrance

Approval or Waiver of prior meeting minutes – January – Taryn motion to waive the reading of January’s meeting minutes; Tiffany seconded; Vote passed all in favor. Tiffany motioned to approve the January meeting minutes; Marchilene seconded; Vote passed all in favor.

**Financials**

Balance Sheet -Nothing Significant to Note

Loss of Rights- Melissa motioned to approve the current Loss of Rights List; Tiffany seconded; motioned passed all in favor.

**Committee Reports**

**ACC-** 14219 Creek Run Dr – Paint Home (Body Gunmetal Gray, Trim Hosta Flower, Accent Charcoal Smoke)  
Tiffany motioned to approve the application; Marchilene seconded; Vote Passed all in favor

**New Business**

- ❖ Cameras – Melissa motioned to move forward with a service call and Box Replacement not to exceed \$ 408.69 ; Marchilene seconded; The Board will confirm the Box design before placing order. Vote passed all in favor.
- ❖ Community Cleanup Day – Taryn motioned to move forward with planning a Community Clean Up Day, the intent would be to have community involvement in some small community beautification projects. Marchilene seconded the motion; Vote passed all in favor. Date TBD
- ❖ CPA (2019 Tax Return) – Tiffany motioned to move forward with Frank Weiss on the 2019 Tax preparation; Taryn seconded; Vote passed all in favor.
- ❖ Cadence (Update Signers) – Taryn motioned to remove Doug Kretchman; Phyllis Page; Bob Marteling from the cadence account as signers. Tiffany seconded; Vote passed all in favor. Melissa motioned to add Tiffany Brasel and Taryn Doyle as active signers on the account. Marchilene seconded; Vote passed all in favor.

**Old Business**

- ❖ Concrete Work – The Board reviewed three proposals for concrete repairs. Tiffany motioned to move forward with repairs not to exceed \$12,500. Marchilene seconded; Vote passed all in favor. \$3500.00 will come from the 2020 concrete budget , the remaining will be taken from the sidewalk reserve category. Melissa motioned to utilize the difference funds from the concrete reserves to complete the project not to exceed \$9,000.00; Tiffany seconded; Vote passed all in favor.
- ❖ Trails and Bridges – The Board spoke on ways to limit any liability issues with the remaining bridges in the common area. Adding signage to warn residents the trails and bridges should be used at their own risk will be done as precautionary



measures. Possibly removing the bridges was also discussed. Tiffany motioned to purchase signs not to exceed \$ 135 from Fast Signs; Taryn seconded; Vote passed all in favor.

- ❖ Landscape Improvements -) (Turners Proposal) – The Board reviewed landscaping change proposals and approved to move forward with the island behind the gate house not to exceed \$906.00. Marchilene motion to accept the proposal for the mentioned area; Melissa seconded; Vote passed all in favor.
- ❖ Committees – (Hearing, Architecture) – Taryn motioned to add Jill Green and Brittany Hinchliff; Tiffany seconded; Vote passed all in favor. Tiffany motioned to appoint Russel Person and Barry Green to the Hearing Committee; Marchilene seconded; Vote passed all in favor.
- ❖ Management Updates (Website, Signage) – No update on website or sign.

**Open Forum for Owner Comments on Agenda Items-** *Comments from the membership must be related to agenda items and will observe Florida Statute, Chapter 720.303, section (b) and Roberts Rules of Order where you will conform to the three (3) minutes for addressing the Board of Directors. Thank you for your consideration and cooperation.*

**Adjourn 8:25PM**

**Next Scheduled Board Meeting Date – Monday, March 23, 2020**