



THE LAKES

Lakes Estates (I and II) of Sarasota Homeowners Association

A Corporation Not-for-Profit

August 16th, 2016

Meeting Minutes

Call Order: The meeting was called to order at 8:01 PM by President, Rick Penney.

Proof of Notice: Notice was posted in accordance with the association documents and Florida Statute 720.

Quorum: A quorum was present with the following Board members in attendance; President, Rick Penney; Treasurer, Tom Kornett; and Kelly Bruno; Vice President. Director Catherine Gallant arrived a few minutes late.

MINUTES: Motion made by Rick and seconded by Tom to approve the minutes as is. Motion passed unanimously.

Motion made by Rick and seconded by Tom to nominate James McGuiness to the board.

Treasurer's Report – 1083 – instruct attorney to place a lien. 1075 – Michelle does not recommend going to the attorney yet. Financials accepted into the corporate records. Add to agenda next month, voting on a “capital” reserve line item for next month. **Motion** made by Rick and seconded by Tom to make a “capital” reserve line item. Motion passed unanimously.

Management Report – List of violations presented. This Association does not have a Hearing Panel. Need to appoint a hearing panel. Michelle discussed fines and the documents in Lakes Estates. Michelle also discussed the job of the hearing panel, and the fact that the point is to avoid mediation. Discussion was had about the compliance software that Sunstate uses.

Kelly asked about what is being done to amend the documents – Michelle discussed pulling compliance software to look at the documents and then let the board determine what needs to be fixed/changed.

Homeowner Comments –

Homeowner had a comment about the truck letter that went out. Wants the definition of truck.

Motion made by Kelly and seconded by Catherine to accept rental agreement. Motion passed unanimously.

Adjournment – Adjournment at 9:00.

Next meeting – September 20th, 2016 at 8:00 PM.