

**RAINBERRY PARK HOMEEOWNERS ASSOCIATION, INC.**  
**21747 Rainberry Park Circle, Boca Raton, FL 33428**  
**January 10, 2022 BOARD OF DIRECTORS MEETING**

**Minutes**

1. **Call to order:** The meeting was called to order by Chris H at 7:01 PM. Seconded by Cristy Clinard.

**Attendance:** Jason Gloss, President  
Stephen Griffith, Vice-President  
Cristy Clinard, Secretary  
Chris Heinich, Director

**Absent:** Nick Gast, Treasurer

**Residential Management Concepts:** Ralston Dawes, LCAM

2. **Open:** The floor was opened to the community for any comments and concerns.
- a. One of the residents brought to the attention of the board that some of the neighbors have been feed stray cats on his street which has caused him to have damage to his yard and leaving feces in the yard. Ralston was asked to speak with the residents that were noted to be feeding the cats and ask if they were cease from doing so as I may cause health issues to some of the residents.
  - b. Another resident spoke about getting about potentially putting another fountain in the lake behind the office. The board explained to them that the idea of another fountain was previously presented to them and due to the length of the location desired; the cost would be very high. Ralston was then asked to research solar powered fountains and present his findings to the board.
  - c. Due to possible non-residents using the bathrooms and leaving it dirty, therefore we will get an estimate for installing new fences at the doorways of the bathroom and install key fob locks for entry.
3. **Treasure Report:** Ralston Dawes presented the cash status for accounts for Rainberry Park HOA. As of January 10, 2022, the operating account has a balance of \$296,348.84 and the reserve account has a balance of \$535,257.88. The unaudited total of all funds is \$831,606.72.
4. **Manager's Report:**
- a. Ralston discussed that the proposals for the 3<sup>rd</sup> entrance sign. He explained that most of the vendors/contractors said that he needed to get an engineer to do drawings before they can submit an estimate. After discussing the 3 proposals that were given to the board, Jason asked to have the proposal from ACD sent back to the board to review and approve.
  - b. Ralston discussed that he has been reaching out to several sign companies to replace the existing street directional signs. One of the residents gave a person that has previously worked with the community on the signs and Chris H. gave another Flagcraft as a company that previously did some signs and mailboxes to reach out to.

- c. The community was informed the community that the holiday lights would be removed the following week.
- d. The painting of the exterior wall facing 441 and the second entrance will be painted on the week of the 17<sup>th</sup> by Bright Shield once the holidays have been removed.

5. **Adjournment**: The meeting was adjourned by Steve Griffith at 7:50 pm. Seconded by Jason Gloss.