

Sunset Lakes Homeowner Association, Inc.

MINUTES

Board of Directors Meeting

Via Zoom.com

Monday, July 19, 2021

A. The meeting was called to order by Ron Davis at 6:38 PM.

B. Certification of Quorum for regular board meeting

Present		
X	President	Ron Davis
X-late	Secretary	Lee Tibbitts
X	Treasurer	Julie Song
X	Director at Large	Tim Bowlin

C. Notice of Meeting

Posted at the entrance community boards and posted on SLHOA.com website.

D. Prior Meeting Minutes Disposition

Ron moved to approve the minutes from the following meetings:

1. BOD Regular Meeting on June 21, 2021
2. BOD Documentation Review Meeting on June 22, 2021
3. BOD Documentation Review Meeting on July 13, 2021

Julie seconded. Ron, Julie, Tim – yea, Lee absent. Motion adopted

E. Reports from Officers

President

1. Ron stated that a representative from Asphalt Restoration Technology Systems, Inc. will be in Sunset Lakes July 20, 2021 to assess the condition of our roads and what measures we can take to extend their usage before milling and relaying asphalt. This is a second opinion to the Reserve Advisors assessment in the Reserve Study completed in February 2021.
2. Ron stated the need for more homeowners to be involved in the community by volunteering for the various committees that have a lot of vacancies.
3. Ron mentioned that Dave Cheney has stepped down as the Board Vice President.

F. Unfinished Business

None

G. New Business

1. Ron moved to rescind the motion adopted at the May 24, 2021 Board meeting to start our pooled line in Reserves in July 2021. This needs to be done at the beginning of FY 2022.
2. Ron moved to appoint Jim Wagner to the Compliance Committee to ensure we have enough members to hold compliance hearings. Lee seconded. All in favor, motion adopted.
3. Ron moved to approve the Online Voting Resolution that was reviewed by Clayton-McCulloh. Julie seconded. All in favor, motion adopted.
4. Ron moved for the Association to replace the five trees removed from the easements to meet the Brevard County canopy requirement as outlined in Ordinance 62-4339. Lee seconded. All in favor, motion adopted.
5. Ron moved to plant one of the five trees mentioned in paragraph 5 above, in the vacated behind 3733 Sunward. Second for discussion?
6. Ron moved to replace the Island Estates berm tree that died. Lee seconded.
Ron, Lee, Tim – yea
Julie – nay
Motion adopted
7. Ron moved to accept RDS Industrial's proposal to replace the damaged back exit gate and repair the back entrance gate that was also damaged.

H. Next meeting to review draft amendments: July 26, 2021, 6:30 pm via Zoom

I. Ron adjourned the meeting at 8:25 PM.