

Sugar Creek Resort Association, Inc.

3300 26th. Ave. E. Bradenton, FL. 34208

Phone (941) 748-3761

Fax (941) 748- 1817

Topic	Discussion/ Concern	Resolution /
Minutes from Dec. 16, 2025	Board of Directors Meeting	
Meeting called to order at 7:00PM	by President Tom Buckhannon	
Prayer	Led by Gordon Daam	
Pledge of Allegiance	Led by Don Czubak	
Roll Call	Tom Buckhannon, Pres, Jack Morris, VP, Herb Zuercher, Tres., Tricia O'Brien, Sec. John Miller, Charlie McDougall, Mike Talsma, Jeff Tackett	Absent- Mike Talsma Real Quesnel Charlie McDougall
Minutes from December 2, 2025	Meeting minutes from Dec. 2, 25 were read by Tricia O'Brien, secretary. No questions or concerns were addressed about the minutes.	Motion to accept minutes made by Herb Zuercher 2nd. By John Miller. Motion carried.
President Announcement	Tom welcomed everyone and announced that the Annual Meeting will be held on February 24, 2026 3 Board positions are due for election. Park Improvements and maintenance were reviewed: Thank you to Ken Wysman for redecking the park trailer, Jerry Beckendam for cleaning around the dumpster area and Tricia O'Brien for weed spraying the dumpster area.	Tom encouraged members of the community to consider running for these positions. Applications need to be submitted to the office by January 9, 2026. Informational packages are in the process of being delivered to residents. Volunteers needed to deliver a few routes still. Please see Kris in the office.

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		Community Comment Forum: Mark Saunders Lot # 166	Mark questioned the disposal of Microwave at the metal dropoff area. Will metal recycling co. pick this item up? The resolution will be that the item will be thrown into the construction dumpster if not picked up.
Treasurer and Financial Reports:		Treasurer Mike Talsma was absent, so the report was given by Herb Zeurcher. November Budget and reserve account report reviewed. Printed copy of reports provided. The Board is questioning the County about the water/sewer bill after the large water leak that occurred in the summer. An Auditor to hire to review our 2025 financial records for Florida statute was discussed.	Motion to accept Treasurer's report was made by Jeff Tackett 2nd by Jack Morris. Motion carried.
<u>Auditor appointment</u>			Motion made by Herb Zeurcher to continue with our current auditor David Hochsprung with the Cavanagh Agency to complete the audit. Motion was 2nd by John Miller. Motion carried.
<u>Lawn Service Agreement</u>			

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<u>CD signatures</u>	The service agreement was reviewed for 2026 contract Signatures for future fund transfers were discussed. Bank documents are unable to be sent to Treasurer Mike Talsma through the mail to Canada. These documents cannot be sent out of the country for signature.	Motion made by Herb Zeurcher to accept contract, 2nd. By Jack Morris. Motion carried. Plan is to keep the 3 current signers as the primary signatures. They are Herb Zeurcher, Kris Tuttle, & Tricia O'Brien
<u>Office Secretary pay</u>	The Board reviewed the suggestion to provide a cost of living raise.	Jeff Tackett made a motion to increase Office Secretary Kris raise by 4.8% for 2026, 2nd by Herb Zeurcher, motion carried.
<u>Christmas Bonus-</u>	Discussion was held to provide a Christmas bonus to Office Sec.Kris.	Herb Zeurcher made a motion to give a \$500 bonus, 2nd by Tricia O'Brien. Motion carried.
<u>Liability Insurance</u>	It was discussed to maintain Boyd Insurance as our Insurance agency.	Herb Zeurcher made a motion to continue with Boyd Insurance in 2026 2nd by Jack Morris. Motion carried.
<u>SCR Budget Report</u>	2026 budget was presented by Herb. Records will now be maintained by Quick Book's internet program. Mike Talsma will work with Kris to establish a learning of the records program.	Herb Zeurcher made a motion to accept the budget, 2nd. By Jack Morris. Motion carried.

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<u>Association HOA fees</u>	HOA quarterly fee was discussed.	Motion to increase quarterly fee to \$500.00 effective Jan. 2026 was made by John Miller, 2nd by Jeff Tackett. Motion carried
Tree Requests	Lot 222- Tree Trimming. The request was approved	Tricia O'Brien made a motion to accept the report, 2nd by John Miller. Motion carried
Code/Site report	Lot #184-Request to repair deck and rails. Approved Lot # 17-Request to replace 8 windows and screens.- Approved Lot #52-Request to make 5th. Wheel camper permanent with skirting. The camper's position on the lot needs to be readjusted to meet the 5' setback. Electrical cord needs to be lifted from ground for safety during mowing. Approved with these stipulations.	Motion to accept report was made by John Miler, 2nd by Herb Zeurcher Motion carried.
Recreation Committee Announcements	Rauline Morris presented the calendar of events. <u>Christmas Dinner</u> - Tickets are still available, <u>New Years Day Brunch</u> planned at 10am <u>Cook Books</u> - 4 copies still remain available for purchase.\$18.00 each.	The printed calendar is located in the green newspaper box next to the office door. Motion was made by Tricia O'Brien to accept report , 2nd. By Jeff Tackett. Motion carried.

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	Thank you to Ginger Czubak for all her work compiling this book. <u>Letter to Board.</u> - Rec Committee is requesting authorization for a weekly Happy Hour to be hosted in the community area near Rec Hall. Events will occur on Thursdays 4-6pm. The area has been upgraded with turf. This is a BYOB event.	
Road, Sewer, Water committee	No new report for this meeting.	
Old Business: *Yard Waste and Construction Dumpsters *American Flag	The 2 Dumpsters have been painted and should arrive this week. The <u>American flag</u> cord has been rethreaded and the flag has been attached. The Canadian flag has been attached to the other pole. The damaged <u>utility pole</u> in Cozy Corner was replaced this summer.	
*Utility Pole New Business: Hdcp Access to Pool Front Entrance sign	Discussion rolled over to the next meeting. SCCC & SCE have approached SCR about replacing the front entrance sign with an improved version denoting each park's entrance.	Sign design is still in process and will be presented for all parks to accept. Total cost \$800 - \$297 for each park

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Soda Can Tabs	A collection container is located at the kitchen window counter, Donations will assist the Shriner's Help Sick Kids program.	
Meeting Adjourned	Motion to adjourn the meeting. Next meeting is scheduled for Tuesday; January 6th. at 7:00PM	Motion was made by Tricia O'Brien, 2nd. by Jeff Tackett. Motion carried.