

**ARBOR COURT PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MINUTES
THURSDAY, July 19, 2018, AT 10:30 A.M.**

I. Call to Order:

President Robert Cox called the meeting to order at 10:30 A.M. The meeting was held at the MCA Office. A quorum was established.

Board Members Present: Robert Cox, President; Ellen Sikora, Vice President; Sally Stipp, Secretary; and Dan Wilson, Treasurer. Also, present Amy Martin, CAM and several members of the Association; Colleen Higgons, Nancy Sgro, Ray Perkins, Sheila and George Teribery, Judith Beeler, Donna Cord, Susan Wright, and Frances and Edward Heinold.

II. Minutes:

The Minutes of the Board meeting on June 21, 2018, was read by Sally Stipp.

A motion was made by Dan Wilson to approve the Board of Directors meeting minutes from June 21, 2018, and seconded by Robert Cox. All were in favor. Motion passed.

III. Treasures Report: Dan Wilson

In the month of June, the association took in less then what was spent due to the review financial statement that the membership voted to have done.

Irrigation was over by \$500 this month and the electric was also over by \$200.

The handyman Chris Smith has changed the photocell on the W Ainsley Ct and W Dedham Trail.

Amy is going to be calling Thomas Electric every day until the last island lights on W Dedham Trail are fixed.

Robert Cox accepted the Treasurers report for audit.

IV. Committee Reports:

DAB: Dan Wilson

A number of tree requests have been put in; all homeowners are responsible for the trees on their property and the Association is responsible for the ones only on common property.

Landscaping: Ellen Sikora

Hopefully, Waterside will be finished weeding and trimming by the end of the week for the month of July.

Waterside is also working on weekends now since all the rain has put them back from their schedule.

Welcoming: Sally Stipp

There are two (2) new homeowners that have not received their Welcome packets; one (1) of the homeowners will be moved in at the end of the month and will be welcomed then.

Sally has also met some old homeowner that was never Welcomed when they moved in, so Sally is handing out packets to them as well.

Block Captains: Sally Stipp

There is no new news.

Social/Communication: Cheryl Cox (Absent)

None

Manager's Report: Amy Martin

Amy has typed up a list of violations that she noticed on July 17th, she will wait to hear back from the Board before sending violation letters out.

Amy review the violation letter process with the Board.

V. President's Report: Robert Cox

The motion was made by Dan Wilson to appoint Ray Perkins to the Board and seconded by Robert Cox. All were in favor. Motion Passed.

Ray Perkins joined the Board at the table.

It was reported to MCA that the bushes by the entrance of Envoy Dr. are blocking the view when pulling out on Macvicar Road; MCA reported the wrong bushes and took the ones out by Ensign's entrance. MCA has reported that they are going to replant the bushes that they removed on accident and look at the one that should have been either trimmed or removed (at the entrance of Envoy).

VI. Old Business:

Amy notified the Board that she spoke to Tom from Don Morris Irrigation about the invoice needing to be more detailed, June invoice showed improvements.

VII: New Business:

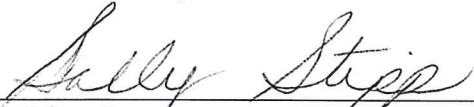
The Board reviewed the Paint spec's from the T&P Painting bid; Amy is going to retype the spec making them more detailed.

VII. Adjournment:

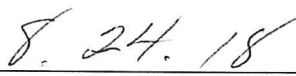
A motion was made by Robert Cox to adjourn the meeting at 12:20 P.M. seconded by, Dan Wilson. All in favor. Motion passed.

All calls will continue to go through Amy Martin, 352-746-6770

Submitted By: Amy Martin, CAM



Sally Stipp, Secretary



Date