

ALTERRA

HOMEOWNERS ASSOCIATION, INC.

Board of Directors/Budget Meeting

October 30, 2018 at 2:00PM

Brandon Regional Library

619 Vonderburg Drive, Brandon, Florida 33511

Meeting Minutes

1. Call to Order – Certifying of Quorum

The meeting was called to order by President, Bob Schmid, at 2:00PM. It was determined that a quorum was established with Bob Schmid and June Schmid in attendance and that timely meeting notice had been mailed to all homeowners. Doug Pinner, Pamela Pinner and Gigi Holmes represented McNeil Management.

2. Approval of Previous Meeting Minutes

Doug read the minutes from the previous meeting.

On Motion: Duly made by Bob, second by June.

Resolve: To approve the May 17, 2018 board meeting minutes with one correction to the adjournment time noted on the file copy.

3. Management Reports

There were no questions regarding the management reports.

4. Unfinished Business

None

5. New Business

Approval of 2019 Annual Budget and Assessment:

On Motion: Duly made by Bob, second by June.

Resolve: To approve the Proposed 2019 Annual Budget with no increase in the annual assessment.

DR Horton Installed Fencing: DR Horton has not provided the information the BOD and management requested regarding the fencing they installed in various locations in the community. Management will continue to follow up with them.

Pressure Washing the Fencing Along Johnson Road: Although a motion was made to approve this work, the BOD doesn't want to set a precedence regarding the way general maintenance items are addressed. Common area maintenance should be taken care of as the need arises. Basic ongoing or recurring work shouldn't have to be approved at a BOD meeting every time it's needed.

On Motion: Duly made by Bob, second by June.

Resolve: To approve the pressure washing bid from Priority Termite & Pest Solutions to clean the community fence along Johnson Road.

Signage at Ponds and Playground: There was a discussion about the need for appropriate warning signage to be installed. The BOD agreed that is a good precautionary measure. Management will follow up.

6. Adjournment

On Motion: Duly made by Bob, second by June.

Resolve: To adjourn the meeting at 2:37PM.


Prepared by Management on Behalf of the BOD