

Magnolia Lakes Development HOA

Board of Directors Meeting
November 12, 2019 at 7:00pm
Christian Medi Share on Eau Gallie Blvd
Melbourne, FL 32934

Meeting Minutes Draft

Call to Order: President Mike Bonner called the meeting to order at 7:00pm.

Establish Quorum: Board members present were Mike Bonner, Leona Braun, Steve Cotellesse, Nick Fiorello, Roger McCarley, Charlotte Rose and Mary Zizzo.

Ron Petrella was absent.

With 7 directors present, a quorum was established.

Also present was Monica Riley representing SCPM.

Proof of Meeting Notice: The meeting notice was posed at least 48 hours in advance of the meeting per statute 720.

Approval of Previous Meeting Minutes: Mary motioned to accept the 9/10/19 and 10/8/19 minutes as presented. Nick seconded and the motion passed unanimously.

Reports of Officers and Committees:

- 1. ARC:** 5 applications were submitted, all were approved. Nick motioned to accept the ARC report as provided. Mary seconded and the motion passed unanimously.
- 2. Treasurer's Report:** Steve reported that as of the end of October the association had \$27,344.92 in the operating account and \$40,517.29 in the reserve account. Some 2020 payments have already come in. The Board discussed the definition of Capital Reserves. Nick motioned to accept the treasurer's report as provided. Mary seconded and the motion passed unanimously.
- 3. Grounds and Lakes:** The Board discussed the following:

Overspray issues when the lakes are treated. Management has reported this to Aquatic Systems.

Erosion of the lakes was discussed. Aquatic Systems has an erosion team and management will contact them for a quote.

Issues with the landscapers were reviewed. Management reported that the pool area will be detailed the following day, and we will be getting quote for tree trimming, poinsettias and mulch. The flowers added to the front entrance this week were not charged to HOA per Tropic Greenery.

4. **Newsletter:** Planned for Jan 2020
5. **Pool:** Mary reported all is well at the pool.
6. **Website:** Nick reported the website is updated and running.
7. **Appeals Committee: N/A**
8. **SCPM Manager's Report:**
AR: One account is left on the AR list. The Board will get more backstory on this home, as there was a death in the family.
9. **Social Committee:** Leona discussed the upcoming Christmas Social on Saturday, December 7, from 4-530PM at the basketball court. Management will be sponsoring this event and will bring the hot cocoa, donut holes and cups/napkins.

Old Business: N/A

New Business: N/A

Adjournment: With no other business Leona motioned to adjourn. Roger seconded and the meeting ended at 8:04pm.

Next Meeting Date: January 14, 2020