

Eagles' Reserve Homeowner's Association, Inc.
Board of Trustees Monthly Meeting

March 8, 2022 – 7:00 pm
ZOOM Meeting

Minutes

1. **Call to Order and Certify Quorum:** The meeting was called to order at 7:00pm. Present were: President Vinny Tuccio, VP Pierce Tibma (Zoom), Director Eric Carver, Secretary Pat Ehrman. Kim Bramson represented Ameri-Tech. Several homeowners were on the Zoom call.
2. **Approval of Minutes:** Eric made a motion to approve the February board minutes, seconded by Pat, all approved.
3. **Reports:**
 - a. **Treasurer** – At this time there were no reports. Financials being sent on the 10th.
 - b. **Ameri-Tech** – Bramson
 - c. **North Board** – Pat attended the meeting. Approved landscape for Eagles Reserve entrance. Have several homeowners paying incorrect amount for North Board dues. The BOD moved to forgive all debts \$3.00 or less. Paid Rainmaker \$3950 to move sprinkler heads due to the Pinellas Trail work. Voted to not proceed with getting the four communities on Spectrum. Eagle Trace and Eagles Reserve are having garage sales on 3/26.

Old Business:

1. **Grounds/Landscaping** – Vinny is still working to cut a deal with county for the trees. Attorney has reached out, but no one has responded. Kim followed up with Phil Colettis regarding getting a new landscaping company. West Coast is not efficient with the work. Kim will get quotes from new company. Phil suggested also going to a nursery and purchasing the plants and having West Coast plant them. Eric suggested a writing a letter to West Coast addressing concerns prior to seeking new company. Leon Fox, via Zoom, asked about the work needing to be done behind Arabian and Lago Vista. West Coast continues to delay doing the work. Vinny observed that West Coast may be understaffed causing the delays. BOD suggested continuing using West Coast for selective projects while utilizing a second company for more detailed work. Kim offered to speak with Mike from West Coast to discuss.
2. **AR reports** – 3 accounts are in lien process as was voted by BOD at last meeting.
3. **Stucco** - 1692 & 1694 Arabian stucco issues repaired. Scott Leonard at 1750 Lago Vista is ready to have repairs painted.
4. **Towing** – 4 cars towed from first parking lot. Cars were parked there for weeks. There are signs asking that residents not store cars there. Discussed moving or posting new sign in the front of lot.

Unfinished Business/Ameri-Tech report

1. **AR reports** – One home is due to begin Lien process next month. One home is set for foreclosure in April, will revisit topic then. As of 2/28 roughly \$19,000 owed of which \$6,500 currently past due. Remaining \$12,000 is from the Homeowners currently with the attorney.
2. **Front gate** – Sunday 2/27/22 the exit gate was hit. It is currently being repaired. Will be

replaced soon with the original lighting. Working with insurance of the person who hit gate to get reimbursement

3. **Fence and gate** - were approved will begin installation 5//9 – 5/10. Letters were sent out. Fence by tennis court needs fixing.
4. **Gutters** – BOD approved downspouts and diverters along building 1638 -1648 Arabian as a test building. Is in process of being completed. If it is successful will be used on the other buildings.
5. **ARC Applications** - 1670 Arabian - replace door – BOD approved
6. **Leasing app** – 1719 Arabian approved by BOD
7. **Garage sale** - 3/26 ad placed in Tampa Bay times and on Facebook
8. **Security** – Kim will speak with the other managers to inquire about a reputable security company. Would like cameras at pool, tennis courts and communal areas. Kim will contact Surveillance Technology to get specifics. Leon asked if there was “actually” a need for extra security. Vinny and Eric both explained that other residents have asked for additional security. People are seen roaming the neighborhood at night. Not happy with current security service. There is a budget for security and BOD wants to utilize it.

New Business:

1. **Sidewalks** – Kim will be walking with a company to examine cracks and provide estimate to fix
2. **Pressure washing** – Kim will call Billy from H2O to obtain estimate to pressure wash driveways, roofs and sidewalks.

Open to floor

- Leon asked for a tree behind his home to be replaced last year as roots are getting under his porch at 1724 Lago Vista. Roots are getting underneath porch. Kim will investigate it.

Announcement: Next manager walk through is March 22, 2022
Next BOD meeting on April 12, 2022

Adjournment: The meeting was adjourned at 7:44 pm

Respectfully submitted by Aneliese Gonzalez