

EAGLES RESERVE HOMEOWNER'S ASSOCIATION INC.
Board of Directors Meeting
Ameritech Clearwater offices & via Zoom
24701 US Hwy 19, Clearwater

Minutes-DRAFT

December 14, 2023- 7:00 pm via ZOOM

1. **Call to Order and Certify Quorum:** The meeting was called to order at 7:00 pm by Tuccio, and a quorum was certified. Board members present: President Vinny Tuccio, Secretary Ehrman, Treasurer Rebecca Briggs-Renaud, Directors Eric Carver, and Karen Eckes. Vice President Pierce Tibma Director Rick Husk was absent. Several homeowners joined via zoom and in person. Also present, Robert Kelly, Ameri-Tech (to go over Spectrum) and David Fedash, LCAM represented Ameri-Tech.
2. **Cable Proposal- Spectrum presented by Robert Kelly, Ameri-Tech.** – Kelly went over the contract that would give the Association \$32,000 to have access to the community only.. and ability to do marketing like they currently do. The 2nd comp accounts are for internet and will be used for surveillance camera access for the board. The Motion was made by Carver and 2nd Ehrman to accept the Contract and 2 comp accounts. Motion was approved.
3. **Approval of Minutes:** Tibma motioned and Carver 2nd to approve the November minutes. All approved
4. **Reports:**
 - a. **Treasurer Report:** Income year-to-date is \$527,872.20; expenses are \$313,707.80. Total assets are \$1,612,462.10 including reserves of \$1,605,709.25. The Schwab investment account now locked in for 12 months at 5.32%. This month grew \$5,478 to \$1,156,118.
 - b. **North Board Report:** North Board Documents have been approved by the State, will be mailed to every owner in the next month or so. North Board has a new website where can pay your maintenance fee. Ongoing.
 - c. **Legal:** Fedash reported – a. 1648 LV Foreclosure sale 11/21/23(sale was rescheduled for 1/9/2024). 1752 LV. bank mortgage foreclosure monitored by an attorney. Two homes have liens filed on them.
 - d. **Ameri-Tech - Paint project:** a. Island Painting is finishing the townhomes on Arabian. The lift is scheduled to be returned on 12/22/23. Only four villas and 1 townhome left to be painted. They are scheduled to be completed by the end of December, 12/29/23.

Unfinished Business/ Ameritech Report by Fedash:

1. **Grounds/landscaping:** Paving repairs/sealcoating: PLS will repair/seal-coat pool parking lot and seal -coat over flow lot.. Schedule for late - January. PLS will also add roadway center lines at entrance and Arabian Lago intersection at no additional charge. a. House numbers have been installed on Lago Vista almost done.
2. **Inspections/violation:**
 - a. **Wildlife feeding update:** Lawsuit was in favor of the Association. The owner will pay

what was agreed on by the court. **b. violations:** Corrected by owner.

3. **Signs for preserves:** It was suggested we get No feeding wildlife signs. (pending)
4. **Pool Furniture:** Eckes and Briggs – Pool furniture delivered and set up.
5. **Changing HOA Legal Firm:** Pending. Still under consideration.

New Business:

6. **Irrigation:** Night owl came out and did an inspection of Arabian lane. **Phase 1.** \$24,657.33, Rebuild Valves, New timer, rain sensor and re-wire Arabian Lane. **Phase 2.** \$17,200 estimated for labor and material. Full System Arabian lane 30 zones.
7. **Pool Landscaping:** Mu-Grow proposal for \$6,250 for pool landscaping was approved. *Tuccio motioned, Ehrman seconded, all approved. Eckes volunteered to pick plants. b. The proposed paint colors for the pool cabana are shitake and tavern taupe.*
8. **Streetlights:** Duke Proposals provided 3 styles of light fixtures recommend for Eagles Reserve. Pending 1 Falcon Ridge 2 Teardrop 3- Micro cost for upgrade by fixture type. Monthly increase amount: Falcon Ridge \$517 Teardrop \$467 3- Micro. \$110.
9. **When to Tow:** Discussion of sending letters to remind owners to update their unregistered vehicles. – On Going
10. **House numbers – the reflective house numbers are in the process of being installed on all homes.**
11. **Yoga at Pool – An owner requested she be permitted to charge for weekly yoga classes at the pool. After discussion, the board did not approve.**

Announcement: Next meeting is Thursday, January 11th Following the Annual meeting – 7:00 pm.

Adjournment: Carver made motion to adjourn, Tuccio 2nd, all approved, meeting adjourned at 9:05 pm.

Respectfully submitted by Katherine Reynolds Administrative Assistant