



The Villas of Chestnut Creek

Board of Directors Meeting
Thursday, September 21, 2017 at 2:30pm.

CALL TO ORDER AND PROOF OF NOTICE: President Jerri Haas called the meeting to order at 2:30 pm. Notice was posted per Florida Statute 720.

QUORUM: Present at the Board meeting was Jeri Haas/President, Barry Luchs/Vice President, Howard Grubb/Treasurer, and Norman Lewis/Director. Absent was Jane Rodgers/Secretary, Lyle Kienitz/Director, and Sam DeAngelo/Director.

MINUTES: MOTION was made by Barry and seconded by Howard to accept the August minutes as presented. Motion passed unanimously.

ARB APPLICATIONS:

- **452 Pendleton Ct.** – Hurricane door. **Motion** made by Barry and seconded by Howard to approve the ARB request. Motion passed unanimously.

Jeri noted that owners should not worry about the debris outside. The county is on a schedule and will be around collecting the debris on the curbs. IDA is working on installing the new irrigation system.

TREASURERS REPORT: As attached to these corporate records, Howard gave the financial report. Total assets - \$553,783.67. Reserves - \$486,003.66. **Motion** made by Norm and seconded by Barry to accept the treasurers report. Motion passed unanimously.

NEW BUSINESS

- Power washing – 3 bids were received – Daystar, Hoover, and Wash on Wheels were the three proposals presented. **Motion** made by Barry and seconded by Howard to accept the proposal from Wash on Wheels, pending Lindsey getting proof of insurance and license, and also verifying that they will pull from the well for Bayport and the pond from Pendleton.

UNFINISHED BUSINESS

- Howard asked about the benches from the Master Association. Nothing has been done as of yet.
- Jeri reported that there would be three seats on the board available at the annual meeting. Encouraged owners to speak to their neighbors, and ask people to volunteer and help the association.

HOMEOWNER INPUT

- Landscaper – mow and blow schedule? Area 3 – by 830 and 836 Bayport - the area behind the common area is supposed to be mowed.
- 868 Bayport – a palm tree is endangering the neighboring property.
- 866 Bayport – Howard to send David over to check the irrigation line so that they can put in a patio.

ADJOURNMENT: The meeting adjourned at 3:00 pm.

The Next Board Meeting: October 19, 2017 at 2:30pm.

Respectfully Submitted,

Lindsey Rhoades/CAM
For the Board of Directors