

BLACKBURN POINT MARINA VILLAGE

Tuesday August 14, 2018
Meeting of the Board of Directors

Call to order: The Board of Directors meeting was called to order at 2:00 pm by Martha Marlow as Chairperson.

Proof of Notice of Meeting: The notice for the meeting was posted in accordance with the bylaws of the Association and the requirements of Florida Statute 718.

Determination of a quorum: A quorum was established. Those members present were President; Martha Marlow; and Vice President; Karen Warren and Treasurer Reinhardt Dotzslaw was present via telephone.

Also, present: Brian Rivenbark and homeowners in the audience.

Minutes: A MOTION was made by Karen & seconded by Martha to approve the minutes from the March 26 2018 Organizational meeting. **The motion passed unanimously.**

HOMEOWNER COMMENTS:

None

TREASURERS REPORT:

As attached to these corporate documents Brian read from the July 2018 financials.

Brief discussion was had regarding certain projects that will need to be done within the next few months.

Martha stated that the gas bill has been higher the last couple of times and suggested having a plumber inspect the gas outlets behind the units. Martha stated it could also be the pool heater as well. Some of the residents have been turning up the heat to the pool lately.

Karen stated that the front wall will need to be pressure washed. Martha suggested doing this in October after the rains slow down.

Karen reported that the gutters will need to be cleaned out, most of them are overflowing when it rains. Brief discussion was had regarding the gutters.

Karen also reported that there is a propane tank behind unit?

NEW BUSINESS:

Brian presented a proposal to have the French doors and the front doors painted on all units including the pool cabana from City of Colour. The total for the painting project is \$3,000.00. Brief discussion followed.

A **MOTION** was made by Martha and seconded by Karen to approve the proposal from City of Colour at the cost of \$3,000.00 to paint the French doors and the front doors the same green color. **The motion passed unanimously.**

Brian presented a proposal to have the two large Birds of Paradise removed next to the pool and add Jatrophia shrubs in their place. The quote also included adding two new foxtail palms in this location as well as replacing the dying palms at 1162 and 1116.

A **MOTION** was made by Martha and seconded by Karen to approve the quote from Brightview for the landscape removal and additions for a total cost of \$2,071.00. **The motion passed unanimously.**

UNFINISHED BUSINESS:

Karen asked Brian to have the pergola repaired at 1116. Brian stated he will contact Tommy Bissonette to make the repairs.

Brian reported that the bathrooms are being used and are left a mess after the use. Karen suggested locking the bathrooms again. Brian stated that he will contact Brightview to inform the account Manager that the crew should make sure they clean up after using the bathrooms.

Martha stated that the renters next door to her have moved out.

Karen stated that there is a broken sprinkler head behind 1122. Brian will call Brightview to inspect.

Brian suggested getting the parking lot and roads sealed in the near future.

ADJOURNMENT: The meeting was adjourned 11:05 A.M.

NEXT MEETING: TBD

Respectfully submitted,

Brian Rivenbark/LCAM

Community Association Manager for

The Board of Directors at Blackburn Point Marina Village

Sunstate Association Management Group

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