

**WEDGEWOOD TENNIS VILLAS OF TUSCAWILLA
HOMEOWNERS ASSOCIATION, INC.**

BOARD OF DIRECTOR'S MEETING

October 2, 2017

CALL TO ORDER

Lorie Fulkes called the meeting to order at 7:01p.m.

VERIFICATION OF QUORUM

Board members present included Susan Kellicut, Fred Thomas and Chet Zwissler. Lainey Story and Brian Wallace were absent. There is one (1) open position. Lorie Fulkes represented Hara Community 1st Advisors. There were five (5) homeowners in attendance.

PROOF OF NOTICE

The agenda was posted at the community bulletin board at the clubhouse and the meeting signs were posted at all entrances to the community forty-eight (48) hours prior to the meeting.

OPEN FORUM

Fern Miller discussed fence violations and garbage her neighbor put on her lot.

APPROVAL OF MINUTES

The Board reviewed the minutes of the August 14, 2017 Board Meeting. Chet made a motion to approve the minutes. Sue seconded the motion. A vote was called. All in favor, motion carried.

MANAGER'S REPORT

Lorie reviewed the manager's report dated October 2, 2017. A copy of the report will be attached to the approved minutes and retained on file for future reference by the Association.

COMMITTEE REPORTS

ACC: Three (3) applications were received since the last meeting.

ITT/Netlines: Gabriella will handle netlines. The next issue should include articles on cats, garbage and yard debris.

Social: The catered event will now be held in July. Discussion was held on a possible pot luck during the holidays. The permit has been pulled for the garage sale. Chet will put up the banners. Sue will place the ads.

Landscaping: Minimal issues have been reported.

OLD BUSINESS

2018 Draft Budget: The Board reviewed the draft budget. Discussion was held on the chairs. The Board agreed to leave the amount in the budget. Discussion was held on money for adding pickle ball to the courts. Two owners asked about this in the past and were to look into pricing. No action was taken by the owners.

Annual Meeting Planning: The Board is soliciting volunteers. The first notice of the meeting will be mailed on October 12th. The second notice will be mailed fourteen (14) days prior to the meeting.

NEW BUSINESS

Year-end Financials: The Board reviewed the proposal from Arrington & Co. for the 2017 yearend financial reporting. Fred made a motion to approve the proposal. Chet seconded the motion. A vote was called. All in favor, motion carried.

Fence Violations: Discussion was held on fence violations. The Board discussed sending a notice stating the owners have thirty (30) days to cure the violation or the violation will be turned over the Associations attorney. Due to hurricane and fence companies being behind, the Board agreed to send one notice giving thirty (30) days and if the fence is not repaired a final notice will be sent. If not cured by the expiration of the final notice the violation will be send to the Associations attorney.

NEXT MEETING

The next meeting will be held on November 13th which will be the annual membership meeting and budget approval meeting.

ADJOURNMENT

Chet made a motion to adjourn the meeting. Fred seconded the motion. A vote was called. All in favor, motion carried. The meeting adjourned at 7:55p.m.

Respectfully submitted on behalf of the Secretary of the Association,

Lorie Fulkes, LCAM, CMCA

HMI Community 1st Advisors