

Sonesta Walk Homeowner Association Inc.

MINUTES of THE REGULAR MEETING of THE BOARD of DIRECTORS

September 9th, 2010

7pm at the Community Pool Pavilion

4515 Radiant Way

Melbourne, Florida 32901

Call meeting to order: 7:00 PM by the President

Roll call:

Joseph Carrano- Present

Karen Figy- Present

Yvonne McDonald- Present

Stephen Sheehan- Present

Paul Taub- Absent

Richard Denza- Absent

Robert Tolomeo- Present by phone

Board consideration of Richard Denza's resignation and appointment of a replacement Director. Based on a motion to accept the resignation prepared by Richard Denza, Joe Carrano with a second by Yvonne McDonald the board accepted the resignation. Joe Carrano, Yvonne McDonald, and Karen Figy were in favor and Stephen Sheehan and Bob Tolomeo opposed. Immediately after the Board accepted the only offered nomination from Bill Ringer. Karen Figy motioned to appoint Bill Ringer as a Director. With a second from Joe Carrano the motion carried unanimously.

Reports of Officers, Committees, or Agents

Officers- Yvonne McDonald provided a Treasures Report for the Board

Committees

Parking-

Architectural Review Committee-

Contract Committee- Audit, pool loungers, and south boundary fencing

Joe Carrano motioned to pay for the 50% required deposit from the Deferred Maintenance Reserve Account until repayment from a different operating account can be determined based on a future vote of Board. Stephen Sheehan seconded the motion that carried unanimously.

Joe Carrano motioned to purchase 18 chaise loungers from ETT Florida Inc (Bahia Grosfillex sandstone color) for \$82/chair plus tax when the audit is complete and funds are available. Stephen Sheehan seconded the motion that carried unanimously.

The Board and Members discussed south boundary fencing until it was decided by

consensus that a few different methods to control access in to the community could be estimated based on cost and scope.

Social Committee- Provided a verbal report of events they intend to plan. The Board offered the bulletin board, newsletters, or mailings as forums to convey dates and times.

Turnover Committee- SCPM was asked to invite the Committee to the SCPM office to review the docs.

4. Financial review

Collections- SCPM provided a Management Report to the Board that outlined the strong financial position the community has in both controlling expenses compared to budget and the collection of income.

Review of Compliance issues-

Trash cans- The Board is concerned that the new Waste Management Trash cans will fit in the unit garages. Until further notice garbage containers must be stored out of sight of any other unit in the community.

For Sale signs- The Board did not change the current policy of no signs in yards. They will review a sign at the entrance that has a place for all listings in the community.

Shutter- The Board understands the City of Melbourne has an ordinance forbidding the closed hurricane configuration of shutters unless a storm is eminent.

Adjournment 9:19PM