

Sonesta Walk Homeowner Association Inc.

MINUTES of THE REGULAR MEETING of THE BOARD of DIRECTORS

March 1st, 2011

7pm at the Community Room Melbourne Mall

1700 west new Haven room 209

Melbourne, Florida 32901

Call meeting to order: by the President at 7pm

Roll call:

Joseph Carrano- present

Yvonne McDonald- present

Stephen Sheehan- present

Paul Taub- present

Bill Ringer- present

Robert Tolomeo- present

Jennifer Schneider - present

Approve Minutes of Feb 2, 2011- Joe Carrano motioned to approve the Minutes and Bob Tolomeo offered a second. The decision was unanimous.

Reports of Officers, Committees, or Agents

Officers- The Property Manager Todd Foley provided a Managers Report.

Committees

Parking- Bob Tolomeo indicated that he has begun his conversations with the Police and intends to speak with the police chief.

Architectural Review Committee- Nothing new to come before the Board.

Contract Committee- Alexis Ravetti, Francis Bellismo, were added to the Contract Committee. The Board discussed the proposed Landscape Scope of Work proposed by SCPM for the future contract and it was decided unanimously by the Board based on a motion from Jennifer Schneider and a second from Joe Carrano that the area north of the rear owners fence on the south side of Range road belonging to the owners would be maintained by the association to ensure that the community standards we kept up.

Social Committee- St. Patrick's Day party March 26th, SCPM BBQ April 30th, Wine and cheese party June 4th and a garage sale on November 1st. Joe Carrano moved to provide a \$100 visa debit card to the social committee to purchase necessary supply as long as they provided receipts to the association by for purchases within two weeks. Jennifer Schneider seconded the motion that carried unanimously.

5. Financial review

Balance Sheet - reviewed

Profit and Loss Comparison Report- reviewed

Collections- reviewed

6. Review of Compliance issues- - The Infraction Committee Hearing is on April 6th at 5pm at the Mall. The Board agreed that rust stains on the fencing are better handled by SCPM maintenance spraying them with Snow Cap then spend money on letters to owners.

7. Old Business

South Property Wall- the Board received more than half of the agreement prior to the deadline. At least one was returned unwilling to allow a fence on their property. The Board agreed that with this obstacle the fence could not be constructed and directed SCPM to complete a letter to owners on the south boundary wall indicating to them that the fence would not be constructed.

Pool Heat- The Board discussed potential geothermic heat and will get 3 bids for consideration

Pool furniture- Lounge chairs will be delivered March 3, 2011.

Pavilion Paint- the Board agreed to paint the pavilion pool a medium tan solid color. After completion it was decided the color was too light and that a faux tile color was more appealing with a brown overlay. SCPM will deliver 3 brown samples to 3 Board members for approval. Of the brown overlay

Mailbox bulletin Board- The board should be in place prior to March 20th.

8. New Business

SCPM was directed to remove the white vinyl fence by the tennis cts.

SCPM was directed to contact Blue bell to inform them that Apex was not seen in any fenced rear yard

9. Adjournment 9:00 pm