

# **Sonesta Walk Homeowner Association Inc.**

## **MINUTES of THE REGULAR MEETING of THE BOARD of DIRECTORS**

**June 1, 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- absent

Bill Ringer- present

Robert Tolomeo- present by phone

Jennifer Schneider - present

**Approve Minutes of May 4, 2011**-Joe Carrano motioned to approve the Minutes and Bill Ringer offered a second. The decision was unanimous.

### **Reports of Officers, Committees, or Agents**

#### **Officers-**

**Agents**-The Property Manager Todd Foley provided a Managers Report.

#### **Committees**

**Architectural Review Committee**- the Board reviewed and approved one new application.

**Contract Committee**- The Committee recommended the hiring SCPM for the new Janitorial Contract with Elfi March for 44 hours per month. Joe Carrano moved to accept the proposal. Jennifer Schneider seconded the motion that was approved unanimously.

**Social Committee**- Wine and cheese party June 4<sup>th</sup> , Muffins for Moms on May 7<sup>th</sup> , Doughnuts for Dads on June 18<sup>th</sup> , and a garage sale on November 1<sup>st</sup> .

**5. Financial review-** reviewed prepared documents in April.

**Balance Sheet** – reviewed in April

**Profit and Loss Comparison Report**- reviewed in April

**Collections**- reviewed

**6. Review of Compliance issues-** - New Infraction Committee Hearing Members Michelle Munich and Paul Barber were unanimously appointed to fill vacant positions.

## **7. Old Business**

**Pool Heat-** The Board tabled geothermic company discussions to wait for a response from J and L Geothermal on why they missed the meeting.

**Tennis court fence-** Joe Carrano moved to award Atlantic Fence the work and fund the project from the Tennis Ct. reserve funds. Bill Ringer seconded the motion that carried unanimously.

## **8. New Business**

**Pool issues** –Joe Carrano moved to terminate Admiral Security and get two new bids for security services. Jennifer Schneider seconded the motion that carried unanimously. Joe Carrano moved to re-verify access cards, order new wrist bands, restrict access for residents not in good standing with the association, put a timer on the hot tub bubbles and therapy jets, and reconfigure the gates card reader to allow cards to be read from the entry and exit side of the gate without the push button. Jennifer Schneider seconded the motion that carried unanimously. The final motion offered by Joe Carrano was to provide a one-time exemption for alcohol at the wine and cheese party. Jennifer seconded the motion that carried unanimously.

**Pool Rules-** The Board appointed Steven Lavoy, Karen Figy, and Eflie to the Pool Rules advisory Committee with a charter to review and offer necessary changes to the existing pool rules and pavilion reservations.

**Insurances-** the Board agreed unanimously to have an appraisal on the club house to reduce insurance costs.

## **9. Adjournment 8:50 pm**