

Isola Bella Estates Homeowners Association, Inc.

Board of Directors Meeting March 28, 2019

Minutes

Present were:

Murray Pearlman, President
Lisa Silva, Vice President
Nancy Cannon, Treasurer
Michael Tomczak - Secretary
Richard Lanning, -Director via telephone

Also Present:

Tina Austin, LCAM

Absent were:

None

The meeting was called to order by Mr. Pearlman at 6:30 p.m. a quorum of the board was established.

A **motion** to approve the Board of Directors minutes dated February 21, 2019 with changes was made by Mrs. Cannon with a second offered by Mr. Tomczak, all in favor and the motion passed unanimously.

A **motion** to approve the 2019 Service Agreement with Mako Pools Inc for pool maintenance at \$902.00 per month and fountain maintenance at \$87.00 per month was made by Mrs. Cannon, with a second offered by Mr. Pearlman all in favor and the motion passed unanimously.

A **motion** was made to approve the proposal submitted by Kilowatt Electric Company to replace (10) ten damaged fixtures at the monument walls in the amount of \$1,314.48 was made by Mr. Pearlman with a second offered by Mr. Tomczak, all in favor and the motion passed. Dr. Lanning abstained from vote as he advised he knows the owner of Kilowatt personally.

A **motion** to approve TEM Systems Preventative maintenance Agreement in the amount of \$8,774.00 was made by Mr. Pearlman with a second offered by Mr. Tomczak, all in favor and the motion passed unanimously.

A **motion** to approve proposal as submitted by Protek Nurseries to install a clusia hedge from the monuments to inside the community pedestrian gates in area where previous ficus hedge was removed in the amount of \$10 608 was made by Mr. Pearlman with a second offered by Mrs. Silva, after discussion the vote was 4-1 in favor Mrs. Cannon opposed, motion passed.

Committee Reports:

- **Social Committee**
 - Mrs. Laura Pearlman is the head of committee, there are 2 other homeowners on the committee. At this time there is nothing further to report.

- **Landscape Committee**
 - Mr. Rolando Silva reported the committee met on 2/18/19. They discussed the role of the committee and discussed ways the committee can assist the board in decision making and identifying the high priority areas.
 - The committee walked the community entrance and made the recommendation that the clusia hedge should begin at the monuments and should flow past the pedestrian gates to form the community barrier understanding this will take a

little time for the hedge to be established since the recommendation from landscaper is the installation of 7 gallon plants.

- They also advised that there were many weeds on Hypoluxo that need to be addressed. Manager to get with site supervisor in regards.

- **Website Committee**

- Website has been updated with all 2018 and 2019 approved meeting minutes.

- **ARC Committee**

- Mrs. Lisa Silva reported that the 3 incomplete applications were submitted and denied.
- One homeowner moved forward with a project without proper approval.

Discussion/Direction to Management

- Manager to prepare Notice of Meeting for Special Assessment vote. Once prepared mailing to be sent with no less than a 14 day notice as per Florida Statue.
- Manager to finalize Vendor Hours document with revisions discussed. Then document to be sent via Eblast to community and sent to Laura to post on website.
- Manager to provide copy of new vendor hours to Marc of the security team to be implemented right away.
- Manager to obtain proposals for playground sand vs rubber foam.
- Obtain proposal for table at tennis courts and new wind screens.
- Homeowner from 9682 addressed the board in regards to the gate incident and damage. After discussion paid amount due.
- The next Board of Directors meetings is scheduled for Thursday, April 25, 2019 at 6:30 p.m.
- CEC meetings is scheduled for Thursday, April 25, 2019 at 6:00 p.m.

Adjournment:

With no further business to come before the Board, a motion to adjourn was made by Mr. Pearlman, second offered by Mrs. Cannon all in favor. The meeting adjourned at 8:36 p.m.

Accepted by:



Date

