

NOTICE
BOARD OF DIRECTORS MEETING
AUBURN LAKES CONDOMINIUM ASSOCIATION, INC.
WEDNESDAY, FEBRUARY 8, 2017
AT KEYS-CALDWELL, INC.
4:00 P. M.
AGENDA
www.AuburnLakesCircle.com

Good of the Association.

1. Call Meeting to Order and Establish Quorum.
Bill Eftax, President.
Barbara Shepler, Vice President.
Pat Burns, Treasurer.
Gerry Fortin, Secretary.
Tom Madigan, Director
Rachel St. Pierre, Director.
Howard Taylor, Director.
2. Proof of Notice of Meeting.
3. Reading/Approval of Minutes of the Board meeting of January 9, 2017.
4. Resignations and Appointments.
5. Communications and Announcements.
6. Reports of Officers or Committees
 - a. President.
 - b. Treasurer.
 - c. Beautification.
 - d. Social.
 - e. Web-site.
 - f. Clubhouse-Pool. Move equipment quote
 - g. Architectural.
7. Unfinished Business:
 - a. Water Equipment Technologies fountain PM contract, LED quote.
 - b. Signs: no fishing, no trespassing, no soliciting, private property.
 - c. Parking stops quote.
 - d. Dirty sidewalk areas.
8. New Business:
 - a. Directory update.
 - b. Beechtree landscaper.
9. Sales & Rental Applications.
10. Next meeting: March 13, 2017, 11 AM at Keys-Caldwell.
11. Adjournment.

Bill Eftax, President Date Posted

MINUTES OF THE MEETING
BOARD OF DIRECTORS
AUBURN LAKES CONDOMINIUM ASSOCIATION, INC.
WEDNESDAY, FEBRUARY 8, 2017
4:00 P. M.

Please visit our website at: www.auburnlakescircle.com

Good of the Association: None.

Present: Bill Eftax, President, Barbara Shepler, Vice President, Pat Burns, Treasurer, Gerry Fortin, Secretary, Tom Madigan, Rachel St. Pierre, Howard Taylor, Directors, Jim Kraut for Management and owners in the audience.

The meeting was called to order by the President, Bill Eftax, at 4:00 P. M. at the offices of Keys-Caldwell, Inc., a quorum being present with Notice and Agenda posted at least 48 hours in advance. All motions at this meeting were unanimously passed with all Directors present voting in favor of the motion, unless otherwise noted.

Reading/Approval of Previous Minutes: MOTION was made by Tom Madigan and seconded by Gerry Fortin to approve the minutes of the Board meeting of January 9, 2017, as presented.

MOTION PASSED.

Resignations and Appointments: None.

Communications and Announcements: None.

Reports of Officers or Committees.

- a. President: 1). The restoration to the damaged areas of SawGrass preserve should begin within the next few months. The EPA has already closed the complaint filed by Auburn Lakes as the SawGrass complaint holds precedence. 2). The new dumpsters are smaller than the old ones and therefore do not hold as much trash.
- b. Treasurer: The Treasurer reported that 1). There are two units that have not paid their first quarter maintenance fees, two units that owe the \$25 increase and two that have paid for the entire year. 2). She is keeping an eye on the bank balances to maintain FDIC protection.
- c. Beautification: Howard Taylor reported that 1). Some of the new plants around the entry sign have been stolen and some have died so he will be planting some Geraniums in their place. 2). The light at the entry sign needs to be replaced. 3). New plants are needed at Unit # 101. 4). The three oak trees have been cut down and the tree stumps have been ground down. Two Shady Lady's will be planted between the buildings and a Ligustrum.
- d. Social: The yard sale will be held this weekend and the proceeds could be used to purchase new tables and chairs. The selected charity will come in on Monday to take away anything that didn't sell.
- e. Web-site: Gerry Fortin reported that the website is current.
- f. Clubhouse & Pool: 1). Management will contact the pool contractor to get clarification on the bid to move the pool equipment out of the pit. 2). Howard will get a quote to clean and seal the pool pavers. 3). A committee will inspect the tiles and carpeting to determine what should be replaced.
- g. Architectural: MOTION was made by Gerry Fortin and seconded by Tom Madigan to approve the ARC request from Unit # 903 to remove carpeting and install bamboo hardwood flooring with sound deadening, as presented.

MOTION PASSED.

MOTION was made by Howard Taylor and seconded by Pat Burns to approve the ARC request from Unit # 2203, to install a new screen door, in the same color and style, as presented.

MOTION PASSED.

(For: Burns, Eftax, Fortin, Madigan, Shepler, Taylor. Abstain St. Pierre).

UNFINISHED BUSINESS.

- a. Water Equipment Technologies Fountain PM Contract, LED Quote: The work has been completed; the annual maintenance contract is in place.
- b. Signs-no fishing, no trespassing, private property: 1). The President reported that he spoke with the Venice Police Department this morning and was told to use their non-emergency telephone number: 941-316-1201, when calling about trespassers on the property. 2). He also stated that he will have a new proposal ready for Board review and voting at the next meeting.
- c. Parking Stops Quote: 1). Gerry Fortin reported that there are 165 of the original parking stops remaining and that he would like to monitor the six stops that they had already replaced for a while longer before making a decision about using them as the replacement stops in the future. 2). Tom Madigan reported that White Cement Specialties has a product called poly-tuf, (information attached), that is a vinyl exterior filled with concrete that is less expensive than the previously used replacement stops.
- d. Dirty Sidewalk Areas: Howard Taylor will order and apply a cleaning product such as Wet-N-Forget or Moldex, to the dirtiest areas of sidewalk.

NEW BUSINESS.

- a. Directory Update: It was the consensus of the Board that there will be no Board authorized directory created.
- b. Beech Tree Landscaper: Individual owners can donate to a fund for the Beech Tree landscaper who was accidentally killed recently. Barbara Shepler will provide additional information after speaking with the President of Vista Del Lago.

Sales and Rentals.

Sales:

Unit # 1804: Mazinelli to Osborne, closing 3/29/17.

Rentals:

Unit # 1803: Nugent to Aucoin, three months commencing 12/31/17

Unit # 203: Caccavella to Shipps, one year commencing 2/15/17.

MOTION was made by Bill Eftax and seconded by Barb Shepler to approve the one sale and two rental applications, as submitted.

MOTION PASSED.

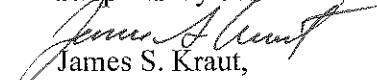
Management will update the current rental application to include total number of rentals allowed at any time and attach a copy of the amendment that addresses the rental maximum.

MOTION was made by Gerry Fortin and seconded by Rachel St. Pierre that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 5:35 P.M. The next Board meeting will be held on March 24, 2017, at 10:00 A. M. at the offices of Keys-Caldwell.

Respectfully submitted,


James S. Kraut,
For the Secretary