

EASTLAKES PROPERTY OWNERS' ASSOCIATION, INC.

BOARD OF DIRECTOR'S MEETING

Thursday, June 20, 2019 - 2:00 P.M.

Eastpointe HOA/POA Conference Room

13560 Eastpointe Boulevard, Palm Beach Gardens, FL 33418

MINUTES

CALL TO ORDER: President Frank Sparks called the meeting to order at 2:00 P.M.

In Attendance were: President, Frank Sparks, Secretary, Marilyn Sarles, Director, David Ascitutto, Vice President, Joyce Fox Director, Colleen White and Treasurer, Joel Goodman. Also in attendance was Patti Padron from Campbell Property Management. No homeowners attended.

DETERMINATION OF A QUORUM: A quorum was established.

APPROVAL OF MINUTES: **Marilynn Sarles made a motion to approve the Board Meeting minutes from May 16, 2019. The motion was seconded by Colleen White. Motion passed unanimously.**

RESIDENT'S REPORT: Frank Sparks reported that he met with Steve Ellis on 5/31 regarding our collecting for funds on behalf of the Briarwood Rec. Center, Steve later provided the documents regarding this arrangement and that we are to be collecting these fees. Patti has copies for anyone that would like one.

HOA REPRESENTATIVE REPORT: Chuck Snyder reported that a letter will be coming out soon from Richard Dunn regarding ACC guidelines. There will be a Town Hall meeting on Tuesday night regarding overnight street parking. Cambridge Security is doing a good job with better enforcement. HOA is sending a letter to the County in opposition of the proposed Halfway House.

TREASURER'S REPORT: Joel reported as of April and stated that the A/Rs are in much better shape and we are within budget. Patti was asked to check on the MM account that they had a PNC. This financial does not reflect a MM account. Patti mentioned that she will be working on a draft budget for the September meeting and will get with Joel to also discuss.

MANAGER'S REPORT: Patti went through her managers' report and answered all questions.

Violations:

13325 Crosspointe Drive – roof cleaning – **David Ascitutto motioned to levy a fine in the amount of \$50 per day up to \$1,000 until the violation has been completed. Motion was seconded by Colleen White. Motion passed unanimously.**

13335 Crosspointe Drive– roof & driveway cleaning - **David Ascitutto motioned to levy a fine in the amount of \$50 per day for each violation up to \$1,000 until the violation has been completed. Motion was seconded by Colleen White. Motion passed unanimously.**

COMMITTEE REPORTS:

Architectural Control/Landscape - Marilyn Sarles reported that all is good with ACC. 5 applications were approved via email. There will be no meetings until September.

Pinewood Rec Center – David reported that everything looks very good there. Patti had mentioned to him that the sign lettering needs to be painted. David agreed. Patti will get this taken care of.

OLD BUSINESS: None

NEW BUSINESS

Proposed Bylaw Amendments – **Colleen White made a motion to approve the Bylaw Amendments. The motion was seconded by Joyce Fox. Motion passed unanimously.**

New lease with Club –**Joel Goodman made a motion to approve the lease as written. The motion was seconded by David Ascitutto. Motion passed unanimously.**

Letter to owners requesting updated information – Approved to send

Possible Change in Law Firms – Frank mentioned a few of the past errors made by the current firm and asked Patti to provide the Board with a few other forms that do work for Campbell associations. Patti will email the list out after the meeting.

OTHER BUSINESS – None

ADJOURNMENT: **Joyce Fox motioned that the meeting be adjourned. Motion was seconded by Marilyn Sarles. Motion passed unanimously. The meeting was adjourned at 2:55 PM.**

The next meeting will be held on Thursday, September 19, 2019 at 2:00 p.m.

Respectively Submitted

Patti Padron, LCAM

Campbell Property Management