

**BOARD OF DIRECTORS MEETING  
SUTTON LAKES OWNERS ASSOCIATION**

**November 19th, 2018**

**6:30 p.m.**

**Front pool: 1813 Willesdon Drive E.**

- 1. Roll Call:** *Quorum established. Meeting called to order at 6:33pm.* John Chapman- President, Bill Franco-Vice President, Ian MacKenzie- Director, Roman Jones- Treasurer; Misty O'Connell- Property Manager

**Not Present:** Enrico Aveo, Khema Wright

**2. Ponte Vedra Pools: Bobby Rojas**

- Front pool in great condition. Had some electrical issues towards the end of summer, but all is good.
- Back pool pump: *Full information will be in file*
  - Currently 2 pump system. Both pumps down.
  - 2 pumps were working against each other, blowing parts and motors over and over again.
  - Previous maintenance company only ran one pump and physically put chemicals in the pool
  - Propose installing 1 7.5 pump with motor \$6,387.90
    - Motion: John
    - Seconded: Roman
    - All in Favor

**3. Approval of Minutes:** August 20th, 2018/September 17th, 2018

- Motion: John
- Seconded: Roman
- All in Favor

**4. Approval of Financials:** September-October

- Motion (September): Roman
- Seconded: John
- All in Favor
  
- Motion (October): Roman
- Seconded: John
- All in Favor

- Ian: Why are Capital Projects numbers where they are at, currently? The regrading at the back ditch

## **5. Old Business:**

### **A. Collections:**

- Set up a day in January to meet with Atty
- Need more detailed report (when and what was sent to delinquent owner, when will the next action take place, etc.). Quarterly is fine.
- Send ITLs to all accounts over \$300
- Need to get more aggressive

### **B. Entry Cameras: FRONT**

- Roman: If we start now, will it throw off the 2018 Budget? John: We have money in checking.
- Pull funds from TIAA or Money Market
- Install surveillance signage
  - Motion to start project at front entrance: Ian
  - Seconded: John
  - All in Favor

### **C. Security Options:**

- Management to create a spreadsheet for all options (added JSO versus patrolling security)
- Table to next meeting
- Ian: Why do so many people talk about security online, but never show up for meetings or volunteer for neighborhood watch?

## **6. New Business:**

### **A. Santa: December 9th**

### **B. Ideas for back field:**

- Fitness track
- Community grills

### **C. 2019 Budget**

- Front playground missing bolts, post is stable. Emailed Southern Recreation, repairs have been made.
- Willesdon Dr W traffic concerns: posted info from last meeting
- Table until Dec 3rd- Special Meeting

## **• Financials: as of November 30th**

- Operating: \$76,360.42

- Union Money Market: \$87,178.92
- TIAA Money Market: \$244,902.89
- Delinquency Balance: \$179,883.03 down \$20,695 from Sept.
- Highest Balance: Sabourin \$9,053.83 (Chapter 11): Sal researching

**7. Open Forum:**

**8. Adjournment:** 8:08pm (John/Ian)