

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

December 20th, 6:30pm

1813 Willesdon Dr E

- 1. Roll Call:** *Quorum established. Meeting called to order at 6:30pm.* Bill Franco, Ian MacKenzie, Brandy Williams, Roman Jones, Linda Bocker, David La Cognata, Misty Torres- Property Manager

Not Present: Lou Haskins

- 2. President's Comments:** The Association mourns the loss of a valued member, Edgar "Ed" McQuay

- 3. Approval of Minutes: November 15th**

- Motion: Ian
- Second: Linda
- All in Favor

- 4. Approval of November Financials:** Roman Jones

- Financials Reviewed
 - Motion: Ian
 - Seconded: Linda
 - All in Favor

- 5. Management Report:**

- Pools:
 - New pump installed at back pool today
- ARC Requests:
 - 11158 Englenook: Fence replacement
 - 11079 Dusenburg: Pavers
 - 11235 Ardencroft Ct: Pavers
- Financials: As of November 30th, 2021
 - Operating: \$191,421.36
 - Union Money Market: \$57,840.60
 - TIAA Money Market: \$248,075.88

Actual/Budget

- Utilities: \$4,525.25 (A)/ \$4,750(B)
- General/Administrative: \$15,491.82 (A)/ \$12,003.66 (B) (Bad debt: Foreclosure/Write-Off through collections)
- Pools: 5,172.90 (A)/ \$7,179.16 (B)
- Security: \$7,108.49 (A)/ \$6,108.33 (B) (Had an invoice from October that was not received/paid)
- Landscaping: \$3,746.64(A)/ \$4,500 (B)

- Lakes: \$895 (A)/ \$1,020 (B)
- Repairs/Maintenance: \$400(A)/ \$958.34 (B)
- Capital: \$0 (A)/ \$0 (B)
- Total Expenses: \$37,340.10 (A)/ \$36,519.49 Over budget \$820.61 month to date
- Year to Date: \$388,956.63 (A)/ \$318,925.41 (B) Under Budget \$3,007.76 year to date

6. Old Business:

A. Pickle Ball Quart

- Base price: \$52,900
- Table
- Survey the community for what additional amenities they may like to add (Survey Monkey). Ian will assist with creating the survey

B. Dead oak on Hudderfield

- Give a 10-day notice
- Association will remove and charge back the property owner because the tree is a danger to neighbors and drivers

7. New Business:

A. Space heaters for meetings versus new gazebo curtains

- David/Brandy/All in Favor

B. Annual Meeting 2022

- February 21st, 2022
- Bill, Ian, and Roman are up for reelection

C. Owner inquiring about a payment arrangement

- Request her presence at next meeting
- Property in violation

D. School Function at back pool:

- Received an email request to use our back pool for a school robotics contest
- Requested presence at this meeting. Resident did not show.

8. Open Forum: None

9. Adjournment: 7:18pm (Ian/Linda)