

**RAINTREE CONDOMINIUM ASSOCIATION, INC.**  
**BOARD OF DIRECTORS MEETING**  
**March 13, 2017**

**CALL TO ORDER**

Tim Cole called the meeting to order at 7:02 pm. The meeting was held at 3201 Woodgate Blvd., Orlando, FL 32822 at the Ventura Clubhouse.

**ESTABLISHMENT OF A QUORUM**

A roll call vote was taken and a quorum was established.

Boards of Directors Present: Waltraut Neuman, Tim Cole, Jeanie Childress and Joe Hadacek

Board of Directors Absent: None

**PROOF OF NOTICE**

The notice was posted by Waltraut Neuman on Saturday, March 11, 2017.

**PRESENTATION FROM HERB MEANS WITH MORGAN AND STANLEY**

Mr. Means introduced himself and informed the membership and Board in attendance that he used to work for Raymond James and handled Raintree's reserve accounts/CD's. Herb announced that he is now working with Morgan and Stanley and several of his associates that worked with him at Raymond James is now working with him at Morgan and Stanley as well.

Herb answered several questions from the Board as well as the membership. Herb explained that if the Board chooses to move the accounts/CD's over to Morgan and Stanley, they would be transferred as each one matures. Handouts were provided to the Board as well concerning the current rates. The Board thanked Herb for attending and said they would be in contact after they made a decision.

**Waltraut Neuman made the motion to move the accounts/CD's from Raymond James to Morgan Stanley as they mature. Tim Cole seconded the motion. All were in favor. Motion carried.**

**APPROVAL OF MINUTES**

**Regular Board of Directors and Budget Approval Meeting - November 14, 2016**

**It was moved by Tim Cole and seconded by Jeanie Childress to approve the minutes. The motion carried unanimously.**

**Organizational Minutes – December 12, 2016**

**It was moved by Tim Cole and seconded by Waltraut Neuman to approve the minutes. The motion carried unanimously.**

**TREASURER’S REPORT**

Waltraut Neuman reviewed the February’s financial report and collection report.

**MAINTENANCE REPORT**

Tim reported that the tree trimming has been done as well as the dead tree behind building 27 has been removed. Tim reported that the garage lights bulbs have now been replaced with new LED bulbs. Plants at the pool and the bougainvillea needing trimmed were other items discussed.

**POOL REPORT**

Jeanie Childress reported that a bad breaker for the pool/spa was replaced. In addition there continues to be a problem with the water level in the pool. Jeanie reported that the Vac Pack cover is in the process of being repaired as well.

**NEIGHBORHOOD WATCH**

Jeanie Childress reported about an incident concerning a homeowner’s daughter allowing their dog to walk off leash and another homeowner confronting them about it. Jeanie contacted Katie at Vista and a letter was sent out the same day to the appropriate person.

**OLD BUSINESS**

**WEBSITE – Tabled**

**NEW BUSINESS**

**UP LIGHTS**

Tim Cole reported that he is looking into getting a price to replace the park and pool area lights because they are rusting out and won’t seal. Tim will be getting a price for new LED lights.

**POOL SERVICE CONTRACT**

Joe Hadacek reported that the steps in the pool and spa need to be cleaned better. Tim will speak with Scott at Professional Pools concerning certain areas in the pool and spa as well as maybe having a dye put in to possibly identify a leak. This would be done after the snowbirds go North in order for the pool/spa not to be closed at the busiest time of the year.

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**BULLETIN BOARD AT POOL – CORK**

Tim Cole made a motion to purchase a notice board that would be available for owner's to post information concerning upcoming events. This notice board wouldn't be locked and would be approximately 18 X 24 in size. Jeanie Childress seconded the motion. All were in favor. Motion carried.

**TREE IN PARK NEEDS TO BE REMOVED**

Tim Cole reported that this item is already on the list to be removed.

**REVIEW RULES, REGULATIONS AND BYLAWS**

Joe Hadacek, Mike Strazza, Barry Litka, Rick Cobb, tom Nixon and Don Cottrell volunteered to form a committee for reviewing the rules and regulations and bylaws and bring their suggestions before the Board.

Others items discussed by the membership were squirrels, the steps peeling on the gazebo and locating the remaining shut off valves.

With no additional business to discuss, the meeting adjourned at 8:43 p.m.

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