

RAINTREE CONDOMINIUM ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
August 11, 2014
MINUTES

CALL TO ORDER

Tim Cole called the meeting to order at 7:00 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 Members Present: Tim Cole, Waltraut Neuman and Alison Wanta

Board of Directors Absent: Joe Hadacek and Jeanie Childress

PROOF OF NOTICE

The notice was posted by Alison Wanta prior to Saturday, August 9, 2014 at 7:00 pm.

APPROVAL OF MINUTES

Regular Board of Directors Meeting, June 9, 2014 – **It was moved by Tim Cole and seconded by Waltraut Neuman to approve the minutes as presented. The motion carried unanimously.**

TREASURER'S REPORT

Mrs. Neumann presented the July financials and collection report.

MAINTENANCE REPORT

Tim reported that the irrigation is still being worked on. The watering schedule has been reduced due to all the rain. There have been trees that have been trimmed as well.

OLD BUSINESS

Shut Off Valves/Older Units

Tim Cole reported that buildings 1,2,3,4,5 and 6 water lines are underneath the sidewalks. The plan now is to move forward with building 9, installing shut off valves

NEW BUSINESS

Motorcycle Parking

This topic was brought up by a homeowner that received a no parking notice from security. Tim Cole will advise security that motorcycles are allowed in Raintree. They may either be parked in the homeowner's parking space or guest parking.

Landscaping Issues

Tim will be meeting with Tri-Choice on August 14th to address issues and concerns. Plants will be installed in front of building 9 after the shut off water valves are installed.

Welcome Committee Discussion

Several items were discussed on how to get this committee started. Katie prepared informational packets for the committee to review and advise.

Items on Common Area

The Board asked that letters be sent to all owners that have potted plants hanging in their trees, benches in the common area and any items attached to the wall.

Storage/Garage Entry Doors

The board approved for unit 2961 Cottage Grove to be used a sample to find out the costs related to changing the garage courtyard door. The owner agreed to pay the costs associated with it. Once a price is known the association will be sending out a letter to homeowners letting them know that the association will change out their door for a certain amount and then the homeowner must reply and send in a check in order for theirs to be done.

Fire Alarm Panel

Tim Cole made the motion to have DynaFire replace the defective fire alarm panel in building 15 for \$995.97 and to be paid from Phase 4. Waltraut Neuman seconded the motion. All were in favor. Motion carried.

ARB Application

2942 Cottage Grove Court – Patio Enclosure/Remove Screen and install sliding glass window panels. **Tim Cole made the motion to approve this application as submitted. Waltraut Neuman seconded the motion. All were in favor. Motion carried.**

OPEN DISCUSSION

None

Adjourned at 8:32 P.M.

Respectfully Submitted for the Secretary,

Katie M. Wilkerson, LCAM