

**Casa del Sol Association, Inc.**  
**Board Meeting Minutes**  
**Wednesday, February 17, 2021**

- Meeting called to order by President, Leona Schultze at 6:06 PM
- Quorum was met. Introduction of the New Board of Directors: Leona Schultze, President; Lili Menendez, Vice President; George Winterling, Treasurer; Leslie Giannetto, Secretary; Ellen Connolly, Director; as well as Jenny Kidd, Property Manager were in attendance.
- Proof of Notice was posted on all Association bulletin boards on 2/15/2021 at 3:20 p.m.
- Reading of the minutes of the December 7, 2020 were read by Leona: Annual Meeting called to order at 6:18 p.m. Quorum not met. Meeting was adjourned at 6:20 p.m.
- Organizational meeting followed to elect a new Board of Directors and was approved and elected. Meeting was adjourned at 6:41 p.m.  
Motion was made by Leona to accept the minutes, George seconded the motion and the motion was accepted unanimously by the Board.
- **New Business:**  
Over 3 proposals for landscaping were received. Lowest bid was US Lawn and would include planting flowers three times a year. They gave the best optional rates. Leona made a motion to accept US Lawn proposal. George seconded the motion and was unanimously accepted by the board.

George Painted the mailboxes and made and hung new addresses on buildings.

All buildings had openings and holes filled to prevent intrusion of rodents. George has done work on his own, fixed sprinklers. George checked the roof and fascia at Barcelona with the specialist.

- George mentioned the importance of cleaning drier vents to prevent fire hazard.
- George reminded everyone where the shut off valve is for their own unit.
- Kevin Connolly contacted Duke Energy to change all the faulty lights.
- Cable issues were raised. Jenny sent a letter to Spectrum.
- Automatic door on clubhouse is in process.

- Plans to replace wooden slats around pool.
- **Treasurer's report:**  
Read by George. Leona made a motion to accept the report. Lili seconded the motion and the motion was accepted unanimously by the Board.

**Manager's report:**

Read by Jenny. Financials were sent out by email to owners and placed in the bulletin boards. New information on Casa del Sol was placed on the website.

- Information was sent regarding website and login information.
- Jenny will be on vacation from March 15-19, 2021, but she will be here for the March 25, 2021 Board meeting.
- **Old Business:**  
Previous minutes from September 16, 2020 meeting were read by Leona.  
Leona made a motion to accept the minutes. George seconded the motion and the motion was accepted unanimously by the Board.

**Open Forum**

- Leona made a motion to adjourn this meeting. Next meeting March 25, 2021. George seconded the motion and the motion was accepted unanimously by the board. Meeting was adjourned at 7:20 p.m.