

Casa Del Sol Association, Inc
Board of Directors meeting
Wednesday April 20, 2022

Time 6:15PM

Place: Casa Del Sol Association Club House
2440 Winding Creek Blvd, Clearwater Fl

- Meeting called to order at 6:20 pm
- Roll call of members completed, and Quorum is established
- Confirmed that notice was posted on bulletin boards
- Meeting minutes read by Rhondra Hopkins. Motion to approve with corrections by Kevin Connolly 2nd by Lili Menendez. Motion carried

Old Business

- Kevin gave words of appreciation to Travis for completing the newsletter
- Review of the operating and reserve financials for each building and the Master budget by Travis
- Property manager report given by Jenny
 - No accounts are past due
 - Barcelona 105 application for sale wants to do orientation on Friday Apr 22 at 5:30pm
 - No correspondence sent out
 - Meeting minutes updated to website complete
 - Update on proposals for pool repairs (lights and handle), lounge straps, and tree service
 - No violations to report
 - Next Site visit for Friday Apr 22
 - Meeting will be May 18 (This was moved to June 15)
- Cement repair – tenant notified and completed work to be scheduled
- Follow up on email sent from past board member, no money was moved from accounts confirmed by Jenny
- Gate repair work started but quality of work questioned more work to be completed.
- Tree trim behind Madrid cannot be completed as originally planned- to contact The Fountains to have trees trimmed
- Newsletter completed and posted on website
- No response on re-strap proposals yet
- Spectrum advised that all equipment must be returned to received credit
- Bench and pool area repairs completed

New Business

- 204C Dog complaint letter to be sent on May 11
- 204M There may be an issue with rotating roommates. Patio needs to be cleaned. Warning of dog being walked on grounds needs to be sent.
- 306B Black truck needs to be notified of current policy on pickup trucks.
- No Parking / Towing labels provided for future notification 1 tag is given and then towing is possible
- Lights near 209M and 211M need repair. Stated they called office with no response
- Questions about approval on new windows and what colors are approved for each building

- Discussion on quality of work for WestCoast Landscaping. Looking into new landscape company Jenny to review contract and see if new proposals needed.
- Painting proposals received but no date for completion set. Review to see if assessment will allow for work to be completed sooner
- Barcelona carport needs to have live debris removed from gutters
- 305B leak by windows need repair Roofer to be contacted
- Meeting adjourned 7:26pm Motion by Travis Herbert 2nd by Kathleen Johnson. Motion carried