

The Links Homeowners Association (HOA), Inc.
Board of Directors Meeting
4315 Swift Circle
Valrico, FL 33594
August 15, 2006
MINUTES

Call to Order: This was the 5th Board Meeting of the 2006 Board of Directors. Four Directors (Debra Phillips, Ron Lunsford, Paul King, and Tom White) were present. Resident Joe Cole attended the meeting.

Verify Quorum: Four of the five Directors were in attendance to start the meeting. Thus, there was a quorum.

Confirmation of Proper Meeting Notice: Notice was posted on the Links Posting Board at the Guard House more than 48 hours prior to the meeting. Thus, the notice was timely.

Reading of Minutes: Meeting notes for July 5, 2006 were not reviewed and will be done along with these meeting notes at the next Board meeting in September.

Financials: No new financial updates were reported. Donna and Debra will make the switch with the money market account from AmSouth to Colonial ASAP. It was noted that there was a financial benefit to do same. **Action: Donna/ Debra**

Unfinished Business:

Supplemental Rules and Regulations - The Board voted 4-0 to accept the guideline as presented at the meeting. McNeil will issue this document to all homeowners shortly. **Action:McNeil**

Guardhouse – McNeil is requested to provide all Board members with a key to the guardhouse (4 needed). Also, Paul advised the Board members of the 4 digit security code. **Action; McNeil**

Palm Tree Removal - Debra will contact Al Devney regarding removal of the Palm tree directly in front of the guardhouse. Also considering removal by several Links volunteers. **Action; Debra**

New Business:

At the September meeting, the most important issue will be the 2007 Links HOA budget and proposed maintenance fee. Also, a plan for a “Community Watch Program” may be outlined at that meeting or at the November Annual Meeting. **Action;All**

Adjournment:

Board Meeting: The next HOA Board Meeting will be held at the Bloomingdale West Community Center, 3940 Canoga Park Drive at 7 PM on Wednesday, September 27, 2006.

Adjournment: The board moved to adjourn the meeting at 8 PM. The motion was carried 4-0.

Thomas M. White, Secretary

Date Approved