

# THE LINKS

HOMEOWNERS ASSOCIATION, INC.

**Board of Directors Meeting  
November 18, 2015  
Immediately Following Annual Meeting  
Bloomingdale Regional Library  
1906 Bloomingdale Avenue, Valrico, FL 33596**

## **Meeting Minutes**

1. **Call to Order:** The meeting was called to order at 7:07PM.

**Verify Quorum:** Board members Greg Pifer, Jack Hampton, Tim Ferguson and Steve Keen were in attendance. It was determined that a quorum was established. Gigi Holmes of McNeil Management was also present at the meeting.

**Timely Notice:** Timely notice was posted on the community message board as well as mailed to all lot owners.

### **Reading of Unapproved Minutes:**

**On Motion:** Duly made by Jack, seconded by Tim and carried unanimously.

**Resolve:** To approve the September 16, 2015 meeting minutes as presented.

2. **Financial Reports**

Presented with no questions.

3. **Management Reports**

Unit ID 2262 – Management was directed to send an abatement notice to this owner for the painting of this home.

**On Motion:** Duly made by Jack, seconded by Tim and carried unanimously.

**Resolve:** To issue an abatement notice for exterior painting to the owner of unit ID 2262 and follow up with a painting abatement if necessary.

Unit ID 2237 – Management was directed to send a notice to this owner addressing the incorrect type of sod that is currently installed. Due to the length of time the sod has been in place, the owner will not be asked to change it until he re-sods again in the future. The BOD requested that this item become an estoppel item on the account.

Unit ID 2194 – The BOD would like notice sent to this owner for consistently parking in a way that blocks the road.

4. **Committee Reports**

After 4 years of graciously serving, Jeanne Poliseo made the decision to resign from the Architectural Committee. It was decided that management will forward alteration requests to Tim via USPS until a new committee chairperson is established.

5. **Unfinished Business**

None

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## 6. New Business

**Election of Directors to BOD Positions:** There were no newly elected directors as a result of the annual member meeting. The existing directors will remain in their current positions.

**Director Comments:** There are two flood lights not working at the entry. Gigi will make the repair request.

## 7. Adjournment

**Next Meeting Date:** January 20<sup>th</sup>, 2016, 7:00PM at the Bloomingdale Regional Library.

The meeting was adjourned at 8:01PM.

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Prepared by Manager on behalf of Board of Directors