

WISTERIA PARK HOMEOWNERS ASSOCIATION
C/O Argus Property Management Inc.
2477 Stickney Point Road Suite 118A, Sarasota Fl. 34231

Board of Director's Meeting
Christ Episcopal Church 4030 Manatee Ave. W. Meeting Room #1
Bradenton Fl. 34239
July 25th, 2016

Minutes

DIRECTORS PRESENT: Barbara Morsch, Mike Zelle, and via Skype Bob Harcourt and Gail Larose.
Steve Brockenshire was present for Argus Property Management.

CALL TO ORDER: The meeting was called to order by the President Barbara Morsch at 4pm.

DETERMINATION OF QUORUM: It was determined that a Quorum was present and that proper Notice of the Meeting was posted in accordance with Statutory Requirements.

1. A motion was made by Bob Harcourt and seconded by Gail Larose to approve the Minutes of the Board meeting held June 27th, 2016. The motion passed unanimously.
2. Officer reports: The President Barbara Morsch spoke about reviewing current contracts with vendors and the necessity of performing due diligence. The Secretary reported that a news letter would be out soon. The Treasurer Bob Harcourt reviewed the various Bank Balances. Director Mike Zelle provided an ARC report and repairs that have been completed.
3. Violation Report: Homeowner is to file a request for modification to plant a tree in accordance with approved list.
4. Managers report: Steve Brockenshire provided the Board with an overview of the past month's landscaping issues.
5. Homeowners Comments: The board entertained questions and comments from the owners present.
6. The status of the Insurance proposal was provided and it had not been completed. No action was taken on the video surveillance due to costs and the number of incidents.
7. The mailbox and street sign painting was deferred.
8. A report was provided by Mike Zelle with respect to quotes on aluminum benches.
9. A review of the proposals for power washing resulted in a motion by Bob Harcourt and seconded by Gail Larose to accept the proposal from Daystar in the amount of \$3,706.25. The motion passed unanimously.
10. Landscape RFPs were deferred for further review.
11. A motion to adjourn was made by Mike Zelle and seconded by Bob Harcourt to adjourn. The motion passed unanimously. The next regular meeting is scheduled for August 22nd.

WISTERIA PARK

MANAGER'S REPORT

AUGUST 22ND, 2016

1. Report of hot tub foaming. Mike Zelle investigated and ordered appropriate repairs. Report by the neighbor was of great assistance.
2. Truscapes advised to meet neighboring Manager to discuss proper cutting of berm bordering the properties.
3. There were several irrigation issues which were rectified except for the Draina residence which will be discussed during the meeting.
4. 1907 85th CT. NW aggressive lawn care causing damage. Clay to supervise.
5. There was a security breach at the pool which was quickly rectified by Mike Zelle.
6. There actually two compliments for some work performed by Truncates which I passed on to Management.