



**BONTERRA HOMEOWNERS ASSOCIATION, INC.  
BOARD MEETING MINUTES  
FEBRUARY 6<sup>TH</sup>, 2017**

**Call to Order and proof of quorum** – 7:07 PM

**In Attendance:** Remy Acevedo, Julie Battaglia, Angela Davis, Patrick Rumery and Jason Stevens.

**Notice of the meeting:** Confirmation that notice was posted 48 hours prior to the meeting.

**Minutes:** Motion made by Julie to approve the previous meeting minutes, seconded by Patrick, all in favor.

**Old Business:**

- **Entrance Landscaping:** The board discussed the entrance landscaping presentation presented by Angela and Jason. Chris will partner with the landscaping vendor to address the maintenance concerns from the report. The board will decide how they wish to move forward with the major landscaping work that is needed as well and present ideas of replacement plants at the next board meeting.
- **Monument Paint:** The board discussed the proposals for painting the monument signs. After discussion, the board request the proposals be updated to include the medallions on the on the monument and the decorative pillars, the vehicle gates and the pedestrian gates. Chris will request the updated proposals from the vendors and report them to the board at the March meeting. This topic was tabled until the next meeting.

**New Business**

- **2016 December Financial Discussion:** The board discussed the December 2016 Financial Report for the Association. Motion made by Angela to move \$8,204.54 from the operating account into the Reserve Account for the Association, seconded by Julie, all in favor.
- **2618 Bonterra Burning Violation:** The board discussed the open violation for burning in the back yard of 2618 Bonterra. A final notice was submitted to the homeowner regarding this concern. The board will look to move forward with legal action, if the actions are not stopped by the homeowner.
- **Violation Review and Discussion:** The board reviewed the open violations in the Association. Motion made by Angela to send 206 Bon Vie, 2505 Bonterra to the Association's attorney for non-compliance with the governing documents, seconded by Remy, all in favor.
- **Gate Data:** The board discussed the capabilities of the gate system in regards to collecting data on remotes used, codes used, etc. The board would also like information regarding providing all Members with their own code for the gates. Chris will partner with Accurate Electronics and report back to the board at the next meeting.
- **Next Board Meeting:** The next board meeting is scheduled for March 6, 2017 at 7:00pm.

**Motion to Adjourn:** There being no further business before the board, the board unanimously approved at 8:35PM to adjourn.

Minutes respectfully submitted by Chris Haines, LCAM

3527 Palm Harbor Blvd • Palm Harbor, FL 34683

Phone: 727-787-3461 • 800-647-0055

Fax: 727-787-3423

Daytona Beach • Fort Myers • Jacksonville • Orlando • Palm Harbor • Port Charlotte • Sarasota • Tampa

[www.melrosemanagement.com](http://www.melrosemanagement.com)