



**BONTERRA HOMEOWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
AUGUST 5TH, 2019**

Call to Order and proof of quorum – 7:04 PM

In Attendance: Julie Battaglia, Remy Acevedo, Susan Rumery, Bobby Keen and Kelly Rosario were present.

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 Bobby, all in favor. The motion passed.

Old Business:

- **2507 Bonterra Blvd. Violation Review Discussion** – The Board discussed the violation at 2507 Bonterra Blvd. for the dead grass on the Lot that has not been cured despite moving forward with legal action. Motion made by Julie to move forward with the required mitigation request for this Lot per the attorney's recommendation, seconded by Bobby, all in favor. The motion passed.
- **2611 Bonterra Violation Review Discussion** – The Board discussed the violation at 2611 Bonterra for the driveway repairs needed on the Lot that has not been cured despite multiple violation notices and an extension approved by the Board of Directors. After discussion, motion made by Julie to escalate this violation to the Association's legal counsel, seconded by Bobby, all in favor. The motion passed.

New Business

- **Storm Drain Outlet Discussion** – The Board discussed the concern with the storm drains in the Association. In one drainpipe, two garage container lids and other debris was found and removed. After the debris was removed, the stormwater drained from the areas. The Board will be reviewing proposals to have the outlet areas cleaned and regraded to allow for additional drainage in the Association.
- **Budget Meeting Date Discussion** – The Board discussed the date of the budget meeting to approve the 2020 budget for the Association. The budget meeting will be held on October 7, 2019. The Board will review a drafted budget at the September board meeting. The Board will be discussing a possible increase in the assessments for the Association and approving the 2020 budget at the October 7, 2019 meeting.
- **Fall Garage Sale Discussion** – The Board discussed possible dates for the Fall garage sale. After discussion, the Board chose Saturday October 26, 2019 to have the garage sale. Chris will notify Accurate Electronics to have the gates held in the open position that day during the garage sale.
- **Next Board Meeting** – The next meeting is scheduled for Thursday September 5th, 2019 at 7:00pm.

Motion to Adjourn: There being no further business before the board, the board unanimously approved at 8:02pm to adjourn.

Minutes respectfully submitted by Chris Haines, LCAM

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