

BONTERRA

HOMEOWNERS' ASSOCIATION, INC.

Board Of Directors Budget Meeting Bloomingdale Regional Library December 4, 2023

Call to Order – Certifying of Quorum

The meeting was called to order at 7:02 pm. Board members Bobby Keen, Rob Ledford and Remy Acevedo were also present, therefore quorum was established. The board verified timely meeting notice. Jennifer Conti represented McNeil Management.

Approval of Meeting Minutes: The Board reviewed the prior meeting minutes as prepared by the Manager.

On Motion: Duly made by Bobby Keen, second by Rob Ledford and carried unanimously.

Resolve: To approve the prior meeting minutes as presented.

Business Operations

Preservation of the Covenants and Restrictions – MRTA: Manager presented the annual requirement regarding Florida Statute 720.3032, consideration of Preservation of the Covenants and Restrictions. The Board is required to annually consider the filing of a notice to preserve the covenants / restrictions affecting the community from extinguishment under Marketable Record Title Act (MRTA) at the 30 year mark. Manager indicated that the Association is 20 years old, so preservation is not a pressing concern at this time. The Board will need to have a meaningful conversation with the Association's attorney regarding preservation of the documents when the community comes closer to the 30 year mark.

2024 Meeting Schedule: Board reviewed the 2024 schedule and requested a few date changes. Manager will review her calendar and update the board on the new dates.

Community Sidewalks: Board will review the sidewalks and create a list of sidewalks that need to be addressed.

Adjournment

On Motion: Duly made by Bobby Keen second by Rob Ledford and carried unanimously.

Resolve: To adjourn the meeting at 7:45 p.m.

Approved by Board of Directors 3/4/24
Prepared by Manager on behalf of Secretary