

BONTERRA

HOMEOWNERS' ASSOCIATION, INC.

**Board Of Directors Meeting
Bloomingdale Regional Library
March 4, 2024**

Call to Order – Certifying of Quorum

The meeting was called to order at 7:07 pm. Board members Remy Acevedo, Bobby Keen, Rob Ledford, and Rob Padila were also present.

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 Remy Acevedo and carried unanimously.

Resolve: To approve the prior meeting minutes as presented.

Business Operations

Gate Damage: Board discussed the property damage that occurred at the gate by a U-Haul van that exited the gate at high speeds causing extensive damage. The association has documented the damage, obtained an estimate for repairs, and filed a police report. The association will work with the association attorney and insurance with filing a claim.

Community Sidewalks: Board agreed to work with Parking Lot Services to correct the sidewalks within the community up to \$10,000 worth of work. Owners must be willing to maintain the trees/roots before the sidewalks can be addressed. Board Members will communicate this accordingly to the owners. July 2024 is the target date for work to commence.

Community Pressure Washing: Board requested manager reach out to their selected vendor Gladiator Pressure Cleaning to obtain a proposal for pressure washing of common areas.

Date for a Community Yard Sale: Community Yard Sale will take place on March 23, 2024. Entrance gates will be held open during the selected times and No Parking signs will be placed throughout the community to assist with the flow of traffic.

Adjournment

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

Resolve: To adjourn the meeting at 7:58 p.m.

Approved by Board

Prepared by Manager on behalf of Secretary