

Osprey Isles HOA, Inc.

BOARD OF DIRECTORS MEETING

PLACE: Sea Breeze Community Management Services

4227 Northlake Boulevard

Palm Beach Gardens, FL 33410

November 21, 2016

OFFICIAL MINUTES

APPROVED

The meeting was called to order at 6:01pm by Matthew Kamula, President.

Directors Present: Matthew Kamula, Bob Gilbert and Arch Delmarsh

Directors Absent: Mark Morawa and Ramesh Bakhru

Management Present: Laura Carlisle, LCAM Sea Breeze CMS.

Matthew Kamula reminded residents that they may record the meeting but must notify all present that they are recording. Bob Gilbert was recording the meeting

The Board reviewed the minutes from the October 24, 2016 Board of Directors meeting. There were spelling errors that had to be corrected.

MOTION: Bob Gilbert made a motion seconded by Arch Delmarsh to approve the minutes from the October 24, 2016 Board of Directors meeting with the changes. The motion carried 3-0.

Arch gave the financial report.

Committee Reports were given.

- Matthew Kamula announced there were no new updates on the Avenair development and the Rehab Facility.
- Elliot requested the Board hire an architect to get a plan together for the entrance changes, Matthew will reach out to Carlton Oaks to see if they have a person spear heading the project and try to get a timeline together.
- Illuminations provided an amended bid for the lighting of the signage and the two Bismarck's. The price is \$2,769.00. MOTION: Bob made a motion seconded by Arch to approve the amended proposal from Illuminations. The motion carried 3-0.
- Bob asked management to check if the trees on the East side of the community could be removed. Management will call the developer of the rehab facility.
- Sue provided estimates for the tennis court landscaping project. MOTION: Bob made a motion seconded by Arch to approve the proposal from Property works. Proposal number 4516 in the amount of \$3545.30. The motion carried 3-0.
- Management was asked to revisit the scope of work for the landscaping.
- Sue provided bids for the landscaping at the playground. MOTION: Bob made a motion seconded by Arch to approve the proposal from Property Works to include the additional mulch. The motion carried 3-0.
- The Board discussed adding flowers and reviewed the proposal from Property Works. MOTION: Bob made a motion seconded by Arch to approve adding flowers by property works but not to exceed \$1,000. The Motion carried 3-0.

Social Activities – the Board discussed the social activities. In February, either the 19th or the 12th will be the neighborhood picnic. The yard sale will be on the 18th of March. It was suggested to create a welcome wagon with a welcome packet from the board.

The amendments were discussed. Management will talk to legal about the association's next steps and options.

The Board reviewed the bids from the alligator signs. MOTION: Bob made a motion seconded by Arch to approve the proposal from Sign-a-rama for the .080 gauge signs in the amount of \$1039.80. The motion carried 3-0.

The Board discussed the cleanup that will be done on the perimeter of the preserve. The Board requested another bid and to require a 10 foot buffer.

The Board reviewed the 2017 proposed Budget.

MOITION: Arch made a motion seconded by Bob to approve the 2017 proposed budget at \$700 per quarter. The motion carried 3-0.

The Board reviewed the Architectural Applications.

The board requested management to go out to bid on seal coating the roads and repairing the pot holes.

There being no further business the meeting was adjourned at 8:31 p.m.