

TIVOLI WOODS VILLAGE B HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
August 10, 2010
Minutes

Tivoli Woods Village B Homeowners Association held a duly noticed Board meeting on the above date at the Center Pointe Community Church. Notice was posted 48 hours in advance of the meeting per Florida Statutes.

Quorum:

A quorum was established. In attendance were; Aida Gonzalez-Marquez, President; Dorothy Torres, Vice-President, Denisse Soler, Secretary, and Tom Brierly, Director. Kelly Thomson represented Sentry Management, Inc. Dan Sweeney, Treasurer, was not present at the meeting.

Call Meeting To Order:

The meeting was called to order by Aida Gonzalez-Marquez, President at 6:34 pm.

Minutes – July 13, 2010

The July 13, 2010 meeting minutes were reviewed. Motion was made by Aida to approve the minutes as presented. Motion was seconded by Dorothy. All in favor; motion was carried.

Treasurer/Manager Report

The Treasurer's Report was reviewed. The Board asked Management to start putting comments on the financial summaries, such as the number of foreclosed units. The Board also asked that there be some additional line items to the budget, such as Room Reservation for meetings and website. Also advised Manager to lower pool furniture budget as a large amount of money was spent this year to replace/repair the furniture.

Management will look into these items and report back to the Board.

Kelly gave the Manager's report. The Board gave Management a list of some violations around the neighborhood. Management will send out violation letters as instructed.

Old Business:

1. Playground/Pool Fencing- This project has been placed on hold due to an issue with the Master Association.

New Business

1. **Fines Report/Next Meeting-** The Fining Committee was not present at this meeting.
2. **ARC Reports-** 2 ARC applications were received: A request for a fence and a request to paint exterior of home the same colors that it is now. Both approved. Management will send out the approval letters.

3. Florida Statutes Update: Aida will provide Management with a list of off-site homeowners that are delinquent in their assessments and have renters in their homes so that these names can be sent to Larsen and Associates to begin collecting money from the renters.
4. Master Association Update- The canal that runs through the community, as well as through some other communities is clogged. Aida has obtained proposals for the repair and clean up of the canal and all three communities will be responsible for paying the invoice when the work is completed.

Adjournment

With no further business to discuss, Aida made a Motion to adjourn the meeting at 8:40pm. Tom Brierly seconded the motion. All in favor; meeting was adjourned.

The Board would like to have the Annual Meeting and Budget meeting on the same date in October. There will be no meeting in September.

Respectfully submitted,
Kelly Thomson, LCAM
Community Association Manager