

BARCLAY PLACE AT HEATHROW CONDOMINIUM
ASSOCIATION
BOARD OF DIRECTORS BUSINESS MEETING

Wednesday, August 10, 2011, 6:00 P.M.
BARCLAY PLACE CLUBHOUSE
1415 FARRINDON CIRCLE, HEATHROW, FL, 32746

Call to Order

The meeting was called to order at 6:00 pm

Roll Call: Present were Directors Jon Mead, Gail Joubran and Deborah Bracknell
Also present was Chrisann Orlando-Lowder, Manager for Vesta Property Services.

Reports:

President's Report

Jon Mead made a motion that he be authorized to negotiate a management contract with Sutherland in accordance with the proposal they have already submitted to the Board. The motion was seconded by Deborah Bracknell. After discussion as to when the transfer date should be, Jon and Gail felt it should be January 1, 2012 and Deborah felt it should be immediately, Deborah tendered her resignation based on the decision that the transfer should take place January 1, 2012 due to payment coupons. Motion carried.

Jon Mead made a motion that Gail Joubran be appointed acting Secretary. The motion was seconded by Gail Joubran. Motion carried.

Jon Mead asked that Secretary, Gail Joubran, please prepare a termination letter to Vesta Property Services in accordance with the motion above.

Jon Mead made a motion to appoint John T. Palmer to the Board. The motion was seconded by Gail Joubran. Motion carried.

Secretary's Report:

Meeting Minutes: John Mead made a motion to accept the Meeting Minutes of the July 20, 2011 as distributed. The motion was seconded by Deborah Bracknell. The motion was passed unanimously.

John Mead made a motion to accept the Meeting Minutes of the August 3, 2011 as distributed. The motion was seconded by Deborah Bracknell. The motion was passed unanimously.

Treasurer's Report: Gail Joubran provided an overview.

Manager's Report: Chrisann provided the Board with the attached report.

Chrisann has spoken to Jim Gustino regarding the revision of the Rules and Regulations. Mr. Gustino has advised that the Board is authorized to make the proposed changes; however, for the Association's protection he would like to see the language changed; therefore, he will be revising it and sending it to be presented to the Board in the September Board meeting for a vote. Once the Board has approved the revisions the Manager will send it to the Members with a 15 day notice at which time the Rules and Regulations will be enforceable.

Business Items: Jon Mead motioned that the following Bids be approved: The motion was seconded by Gail Joubran. The motion was passed unanimously.

- a. 102 Beckett Lane – Sidewalk repair - \$500
- b. 102 Beckett Lane – Double Door Frame - \$400
- c. 1487 Farrindon – Roof Repair - \$1,000
- d. 1514 Farrindon – Roof Repair - \$1,537
- e. 129 Beckett Lane – Back Porch Repair - \$100
- f. 1406 Farrindon – Dormer - \$370

Member's Input: 1425 Farrindon, 1488 Farrindon and 117 Beckett Lane all spoke on Agenda Items.

Adjournment: With no further business Jon Mead made a motion to adjourn, this was seconded by Gail Joubran, the meeting adjourned at 6:35 pm.

Respectfully Submitted,

Vesta Property Services

Chrisann Orlando-Lowder

Chrisann Orlando-Lowder, LCAM, CMCA, AMS
Licensed Community Association Manager for the Board of Directors