

# The Links at Haile Plantation Condominium Association, Inc.

Board of Directors Meeting

January 11, 2016

Approved

Links Clubhouse

## Call to order/Roll Call/Determination of Quorum

Diane called the meeting to order at 7:45 pm and a quorum was established with Diane McAlhany, Tom Hamilton, John Crowley, Ron Bunker and Ellen Snyder attending. This meeting was held immediately following the Annual Meeting.

Also present was Kathy Houchins CAM Mgr. All owners left after the Annual Meeting so no others were present.

## Proof of Notice

Notice was evidenced by mailing to the owners.

## Reading of Minutes

***Motion was made by John with a 2<sup>nd</sup> by Ron to approve the November 16, 2015 Minutes as presented. Motion passed unanimously.***

## Reports of Officers

***Election of Officers: Motion was made by John with a 2<sup>nd</sup> by Ron to have the officers remain the same other than Ellen will be the Vice-President/Secretary and Tom will be a Director. Motion passed unanimously.***

***Presidents Report*** – Diane reported nothing new to report at this time as everything was reported at the Annual meeting

***Treasurer's Report*** – No report given due to financial condition statement given at annual meeting. Ron did ask for 2 considerations. Moving the \$10,000 Insurance Deductible out of the general operating account to the Reserves and moving funds out of the reserve accounts to a high yield CD at BBVA Compass. Two motions were made:

***Motion was made by John with a 2<sup>nd</sup> by Ron to move \$10,000 out of the general operating account and to place it in one of the reserve accounts and to mark it Insurance Deductible. Motion passed unanimously.***

***Motion was made by Ron with a 2<sup>nd</sup> by John to remove \$50,000 from the Florida Credit Union Reserve Acct and \$50,000 from the Harbor Bank Reserve Account and \$100,000 from the BBVA Compass Reserve Account and to place \$200,000 in a CD that is yielding 1.35% for 13 months. The Board members also are placing authority to Ron as Treasurer to make this happen. Motion passed unanimously.***

***Committee Reports*** – None – reports were given at Annual Meeting

***Manager and Maintenance Reports*** – Reports were given at Annual Meeting

Kathy did advise the Board that the water meters would be replaced again by GRU and it was determined that there were manufacturer defects. GRU will begin this replacement in 2 or 3 weeks.

### Old Business

Diane asked that SnG Paving be contacted again about completing the areas that need to be re-coated soon.

Diane also asked to meet with Ron and John to review the amendments that need to be changed in the documents and some tentative time frames were reviewed.

### New Business

The Engagement Letter for Reddish & White to conduct the annual audit was reviewed and approved.

Next Meeting – Regular Board meeting to be held February 22, 2016 at 6:00 pm

### ADJOURNMENT

With no further business to come before the Board the meeting was adjourned at 8:20 pm

Respectfully submitted by  
Kathy Houchins, CAM

MINUTES APPROVED- FEBRUARY 22. 2016

1-11-216 – LINKS BOARD MEETING

### TASK LIST

- 1) KH. Contact HPW about request on sign (Sent to Tom Rohs)- need to follow up
- 2) KH. Prepare mo'ly evaluation of Skyfrog performance.
- 3) KH. Begin re-print master for Rules & Regulations Handbook (review Feb Meeting)
- 4) KH. Contact Alachua Co. Sheriff's ofc about sending a Deputy to talk about safety issues. (winter)
- 5) Stan: Get report from Atlas regarding algae issue on roofs
- 6) Stan: Prepare garage door report with locations prioritized for replacement
- 7) Stan: Prepare report (by building) as to wood rot issues to be addressed. Locations are to be prioritized as to worst being addressed first.

LINKS AT HAILE PLANTATION