



## Board of Directors Meeting – July 19, 2016

As a quorum was established and notice was properly posted, the Briarwick Board of Directors Meeting was called to order at 7 PM at the Eastlake Fire Rescue – Station 57 – 3375 Tarpon Lake Boulevard – Palm Harbor, FL 34685.

Directors Present: Lynda Kelly, Andy Sinkiewicz and Patti Barbosa  
Directors Absent: Jim Shepard and Jeff Goodman  
Also Present: Susan Marino of Monarch Association Management, Inc.  
and three (3) homeowners.

### **Minutes:** Minutes of May 25, 2016

***Motion by Lynda to approve the Minute of May 25, 2016 as written, second by Patti.  
Motion carried unanimously.***

### **Treasurer's Report:** Andy Sinkiewicz

Andy reviewed the June Financial Statement. \$10,000 from the 2015 Retained Earnings was transferred from the Operating Account to the Money Market Account.. Sue will contact various banks to check Certificate of Deposit rates, particularly those that offer no penalty for early withdrawal.. Board tabled further discussion until the next meet.

Operating Account - \$19,015.17	Money Market Account - \$25,274.53
Three (3) Certificates of Deposit:	\$25,000.00
	C1 Bank - \$8,874.69 and \$5,410.79

Delinquent Accounts: Unit 14 – Ridgemoor Master still has a filed foreclosure – Briarwick has a lien.  
Prepaid Accounts: Unit 38 – Due \$15 refund – over paid in 2016.  
Unit 21 - \$4.00 balance brought forward from 2015 – Owner will apply to 2017 assessment.  
Unit 4 - \$432.00 pre-paid created as account shows two checks being submitted for 2016. Sue will continue to get copy of bank information.

Sue was asked to provide addresses in addition to Unit Account numbers.

### **Manager's Report:** *All items were discussed; a copy of the Manager's Report is attached to original minutes.*

**Architectural Review Applications:** New and outstanding applications were reviewed and approved.

1. 3901 Belmoor – Pavers in driveway.
2. 3182 Belmoor – Italian Cypress – DENIED
3. 3924 Belmoor – Replace wood fence and gate. - APPROVED
4. 3138 Edgemoor – Paint - APPROVED
5. 3166 Edgemoor – Replace wood fence with white vinyl – APPROVED
6. 3162 Edgemoor – Replace wood fence with white vinyl – APPROVED

**Violation Report:** A copy of the Violation Report, noting all violations cited through July tour, was included in the Board packet. Board discussed how to best handle homeowners who disregard several letters from Management. Sue suggested two or three letters be sent from Management, and if no compliance or contact that an attorney send a strong letter but not one that immediately cites sending to Mediation. Sue was asked by Andy to have attorney Stephan Nikoloff send a rate sheet and sample letter(s).

Commercial Vehicles: Board mentioned three (3) commercial vehicles, including Visiting Nurse, a pickup truck and one other. Address will be given to Sue so she can send a letter.

### **Unfinished Business:**

Agua Pro: Cancellation of Agua Pro's contact was discussed. Sue notified them that effective August 1, 2016 their services will no longer be needed to service the island irrigation system or the Rid-o-Rust tank.

Board voted unanimously, through emails to have Bill Rogers Irrigation take over the irrigation and supply materials needed for the operation of the Rid-o-Rust tank

### **New Business:**

Landscaping Island: \$650 was allocated to improve the island's curb appeal. Sue will check with AI to see when work is to start.

Community Address Booklet: Lynda asked if the Board was interested in publishing a community address book as was done years ago. There was mixed interest but Lynda volunteered to Char getting information. Sue will provide the Briarwick roster. Tabled until next Board Meeting.

### **Open Discussion:**

Once again the Board as asked if there was any further action on having s single service trash provide. Given the Board previously spent a lot of time on this but was not successful there was no further action was forthcoming.. However, if owners want to spearhead a campaign the Board would support.

Pressure cleaning of curb and sewer covers. Sue wis getting bids to pressure clean around the islands (back and front) and all drainage grates and concrete around them.

### **Adjournment:**

***Motion to adjourn by Lynda, second by Patti, meeting adjourned at 7:58 PM.***

Respectfully submitted,  
M. Susan Marino, Secretary Pro Tem

*These Minutes have been approved.*