

Boca Golf and Tennis Country Club HOA
Minutes of the regular Greens Board of Directors Meeting
Thursday 8/18/2016

Meeting was called to order 8/18/16 @ 6:00 PM.

Quorum: all Board members were present.

A 48-hour notice of the meeting had been posted.

Minutes:

- A motion was made by Al, seconded by Marc, to waive the reading of the minutes of the previous July Board meeting, and to approve them as written. Motion passed unanimously. The minutes were put on the Board's website (<http://www.greensbocagolf.org/>).

Financials:

- Cash balance is \$90,870 after pre-paying insurance. We have \$37,000 pre-paid insurance. We have \$230,942 in the reserve account.
- We are \$2,000 favorable for the month, mainly due to application fees.
- Year-to-date we are \$7,800 unfavorable, due primarily to the Serlin foreclosure situation. By the end of the year, we should gain about \$2,000 for unused tree-trimming estimates, an additional \$1,250 from Contingency, and approx. \$3,000 for unused landscaping funds. It is projected that we could come in at year-end close to budget.
- Amy moved, Marc seconded, a motion to approve the financial statement. Motion passed unanimously.
- The complete financial statement is on the community website: <http://www.greensbocagolf.org>.

Old Business:

Ratifications:

- There are no new resales or rentals for the month.

New Business:

Violations:

- Unit 17088-1 did not appeal \$50 Fine for paver violation and therefore, the Fine will be upheld. If the owner doesn't rectify the situation within 45 days of notice (August 10th), the Board will have the work performed and charged back to the owner. Dave has a preliminary estimate for the required work (\$400), and we will solicit additional bids.
- The Landscaping in the front yards of several units and homeowners were sent violation letters this week.
- Dave moved, Al seconded a motion to authorize the Board President to spend up to \$500 in an emergency situation without having to contact the

rest of the Board first. The expenditure will then be ratified at the subsequent Board meeting. Motion passed unanimously.

- The Board will investigate the possibility of terminating cable service to Unit 17070-5 (foreclosure).

Adjournment:

Marc moved that we adjourn, and Amy seconded the motion. Motion passed unanimously. The meeting was adjourned at 6:10 PM.