

APPROVED MINUTES

SUN VALLEY HOMEOWNERS ASSOCIATION, INC.

BOARD OF DIRECTORS MEETING, MARCH 21, 2007

The Sun Valley Board of Directors met on March 21, 2007 in the Odyssey Middle school. The meeting was called to order at 7:12 PM by President Brian Krol. In attendance were Brian Krol, Frank Burat, Tom Kennard, Tim Motlow, Providence Piekara, Maria Marino and Jerry Solomon. Paul LeTourneau was not in attendance. Tim Motlow read the minutes of the Board meeting of January, 2007. Providence Piekara moved the minutes be approved with corrections. It was seconded by Frank Burat and unanimously approved. Tim Motlow then read the minutes of the Board meeting of February, 2007. Frank Burat moved the minutes be approved with corrections. It was seconded by Providence Piekara and unanimously approved.

TREASURER'S REPORT: The Treasurer's report was given by Tom Kennard. All checks written were paid in a timely fashion. At the time of this meeting 42 assessments are still unpaid. Frank moved that the treasurer's report be accepted as given. It was seconded by Provi and unanimously approved.

CORRESPONDENCE:

Brian brought the board's attention to the result of the mediation case with Kevin Monahan, lot #423. Mediation was at impasse and ended without resolution. The next step in this process is they will be filing a formal complaint in the circuit court.

Grievance committee minutes were read by Brian. The committee reviewed Kevin Monahan, lot #423 regarding the blockage of the Lake Easement and planting of hedge without first obtaining approval through the Architectural Review Committee. A majority of the committee voted to levy a fine against Mr. Monahan, lot #423 located at 9343 Sun Pointe Drive, Boynton Beach, Florida in the amount of \$100.00 per day until the violation is corrected not to exceed \$5,000.00. The meeting was adjourned at 8:25 PM. A notice of fine will be sent.

Tom reported that after almost nine months Commissioner Burt Aaronson has decided that with discretionary tax funds money he will curb from Boynton Beach Boulevard down to Majestic Way on both the east and west sides of El Clair Ranch Road. .

OPERATIONS:

MAINTENANCE:

Frank reported that Sun Valley has suffered a lot of vandalism lately and we are going to address this issue starting with the graffiti. The paint has already been purchased. Tom asked if we could hold off for just a little and allow Trish, his wife to contact the person in the Sherriff's office that handles restoration of areas targeted by vandals. Tom motioned that we first may want to lower the hedges in front of the racquetball courts to two feet. It was seconded by Jerry and unanimously approved.

Joel has been instructed to have PMA repair all of the ruts in the front entrance area caused by turnarounds and up by the park area as well as regulating the sprinklers in those areas which may be the cause for the ruts.

Other vandalism has been discovered and dealt with the responsible parties. Additional signage will also be strategically placed to help with parking violators and potential vandals.

ARC REVIEW

Frank reported seven applications this month were reviewed at the meeting on the second Tuesday. These applications were mainly for painting, screens, etc.

POOL:

The pool ladies were not present.

NEWSLETTER

Maria was not present. Brian reminded everyone that the next deadline will be February 23rd.

SV HOA Web Site:

Paul reported that the minutes from year 2006 will be replacing the old minute presently on the site. The section for the newsletter may be changed to remove the recurring info. The advertisements that appear in the newsletter will also be available through the website via the newsletter.

GARAGE SALES:

Provi will be taking over garage sales. Maria will be informed to change that information in the newsletter. All forms and procedure will be given to her.

LANDSCAPING:

Kay and Marsha provided quotes for trees considered for placement in the Butterfly Garden area. These trees will be ultimately 20' in height and it was suggested that we consider placing a tree over by the lake. After much discussion it was move by Tom that we go with the Excalibur bid placing five trees, four in the island area and one by the park lake area under the direction of the Landscaping committee. It was seconded by Paul and unanimously approved.

COBWRA:

Brian shared that Ann Marie went to the meeting and though it was relatively uneventful, she did get to see Commissioner Aaronson and get the final on the curbing issue for us.

RULES AND REGULATIONS:

Jerry reported that there has been two new violations reported and they are being addressed. Assistance with follow-ups will be needed and Maria will help in that area. Violations should be emailed to Jerry with a heading of "Rules and Regulation Violations." Tom suggested that we add all of the contact information for people having trouble with roofing contractors as well as Jerry offering to provide a strong letter to the homeowner to show the contractors.

COMMUNITY RELATIONS:

Provi reported that movie night was put on the back burner due to the upcoming June 2nd annual community party. The DJ was contacted and contracted for the same price as last year, \$550.00. Party Caterers, who did the party last year, gave us a quote adding 100 people and the bottom line for the food is \$4,636.54, which is only \$596.06 more than it cost us last year. We will have two tents this year. Additional quotes will be obtained for tables and chairs. The clown and the waterslide are still yet to be contracted.

Provi stated that she still is not getting new residents from MY FUTURES. Tom will ensure that that information gets to her.

OLD BUSINESS

Parking lot resurfacing and striping: Frank reported that he has four bids. After much discussion, Provi moved that we accept the Asphalt Protective Services for the sealer rejuvenation priced at \$2,142.03 plus the stripping of \$250.00. Tom seconded the motion and it was unanimously approved.

Tennis courts: Paul provided three bids. Of the three bids it was motioned by Frank that we go with Lancet Tennis Inc. It was seconded by Provi and unanimously approved.

NEW BUSINESS

Front entrance:

Brian suggested that we get an architectural rendering of what the entrance will look like. The board was asked to investigate and get competitive bids.

GOOD AND WELFARE

None

Frank moved that the meeting be adjourned. It was seconded by Jerry and unanimously approved by the board.