

SUN VALLEY HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING, OCTOBER 18, 2006

The Sun Valley Board of Directors met on October 18, 2006 in the Odyssey Middle school. The meeting was called to order at 7:05 PM by President Brian Krol. In attendance were Brian Krol, Frank Burat, Tom Kennard, Tim Motlow, Dominic Popolizio, Paul LeTourneau, Jerry Solomon and Providence Piekara. Lori Crane was not in attendance. Tim Motlow read the minutes of the Board meeting of September, 2006. Tom Kennard moved that the minutes be approved with corrections. It was seconded by Frank Burat and unanimously approved

TREASURER'S REPORT: The Treasurer's report was given by Tom Kennard. Funds were moved from our interest bearing account to our checking account to carry us out for the next month and a half. All checks written were in order with this month's expenditures being considerably more than others due to two Cable bills being paid in the same month. All the checks were reviewed and found to be proper and paid in a timely fashion. Frank moved that the treasurer's report be accepted. It was seconded by Providence and unanimously approved.

The proposed budget for 2007 was passed out for review giving the Board a month to look at it for discussion at the next meeting. A copy of the 2006 proposed budget was included for comparison. It was moved by Tom that the December Budget meeting and the December Board meeting both be held on the second Wednesday, December 13th. It was seconded by Providence and unanimously approved. After much discussion it was summarized by Brian that we will be discussing the budget in the November Board meeting and voting on the budget at the December Budget/Board meeting.

CORRESPONDENCE: The only correspondence issue that has come up is the locking of the park gate. New keys will be distributed to all interested Board members and we will all take a little more interest in ensuring that the gate is locked after dusk and unlocked around dawn.

OPERATIONS:

MAINTENANCE: Frank reported that we have completed the pressure cleaning of the front walls near our Sun Valley signs and Joel will be getting that painted real soon. We are still working on the awning in the pool area. Tom has replaced Lori on the bike rack committee and he and Provi will be getting together to check the company in Broward county that handles the racks. We are still looking for the right company. Tom will pick them up along with a couple of trash receptacles to defer the shipping cost.

Curbing at the front entrance – Tom reported that he spoke with Burt Aaronson and we have been put on the list and he will be getting back to us by the end of the month. As a formality Paul suggested that the Board vote on pushing this matter through the county. It was moved by Frank that we go to the county to get money approved to construct curbing in the front entrance of the Sun Valley subdivision. It was seconded by Provi and unanimously approved.

New Park Lighting – Tom reported that we are looking at about two to three weeks out before installation. We insisted that they apply for a permit as part of the contract. No Notice of Commencement has been received to date.

Tennis courts – Paul reported that he is still getting bids. The committee is commissioned to determine whether we should resurface both courts, one court or turn one of the courts into something else. Once that is determined and bids are received the committee will bring the Board a proposal.

Basketball court – Paul reported on the progress with the basketball court. The options have been reduced to lowering the pole to less than regulation and paying in the range of \$500 to attach a basket or

paying thousands of dollars to completely replace it with the new configuration of pole and basket. The committee will consider these and any other options and bring the Board a proposal.

ARC REVIEW: Frank handed out last Tuesday's minutes. Due to a reduced load and committee member scarcity, meetings will be once a month on the second Tuesday. This will be posted on the newsletter along with corrections placing Frank's name on ARC and removing it from Rules and Regulation and placing Jerry's name on Rules and Regulations. Also there should be included that Arnold Leiberskind will have all of the ARC forms

POOL: Paul asked if the bathroom cleaning has been addressed. Tom reported in the affirmative. Paul also suggested that we have an automatic shutoff faucet installed for the outside shower. Tom will look into this matter.

NEWSLETTER: Maria reported an October 27th deadline for entries to the next issue.

SV HOA Web Site: Still in progress.

GARAGE SALES: Dominic Popolizio reported that there were two garage sales this month.

LANDSCAPING: Tom reported that Kay and about two other people were out at the Butterfly Garden weeding. It is being considered to place educational plaques indicating the types of butterflies. The sprinklers are being repaired

COBWRA: Tom reported for Ann Marie. We made contact regarding the curbing issue. Tom is also working on getting three signs put up on Boynton Beach Blvd indicating that El Clair Ranch Road is not a through street. He is also seeking to have a stop sign replaced.

RULE AND REGULATIONS: Jerry reported that two letters went out and one affirmative response came back Tom reported that of the two remaining homeowners who have not paid their assessments, one of them can not be found and the other is experiencing financial difficulties.

COMMUNITY RELATIONS: Provi reported that a suggestion was received to plant shrubs or flowers around the queen palms along the entrance. There was also a suggestion that we have a movie night at the park. The DJ that handled the picnic has the needed equipment to do this. Provi with make contact with the DJ to see what can be done. Tom notified Provi that he has new neighbors. Provi had a basket available for them on hand.

LWDD: Nothing.

NEW BUSINESS

ANNUAL MEETING – A date has been secured for our Annual Meeting. The date is November 30th (Thursday) at 7PM at the Odyssey Middle school. Pre-registration will be a little earlier. 30% homeowner attendance in person or proxy, which represents 154 homes, must be confirmed by the Board in order to conduct this meeting according to Homeowner Association law. Notification will be provided by the newsletter and individual mailings to all homeowners beginning prior to the next meeting.

GOOD AND WELFARE - None

Frank moved that the meeting be adjourned. It was seconded by Paul and approved unanimously. The meeting was adjourned at 8:35 PM.