

Scotsdale Bluffs HOA
Meeting Minutes

When: July 31, 2023

Time: 6:00 PM

Where: Zoom Meeting

Call to Order

- The meeting was called to order by Kathryn Vetter at 6:03 PM

Establish Quorum

- A Quorum of the Board was established:
 - Kathryn Vetter – Present
 - David Runkle – Present
 - Kathy Tolleson – Present
 - Peter Glushko - Present
 - Jenny Kidd (Ameri-Tech Representative) – Present

Notice of Meeting

- A notice of the meeting was posted 48 hours in advance, per Florida Statute.

Approve Minutes of Last Meetings: April 6, 2023.

- A motion to approve the minutes was made by Kathryn Vetter and David Runkle seconded. The minutes were approved unanimously.

Review & Accept the Tentative Accounting and Balance Sheet for May 2023.

- There are no accounts 30 days past due.

Manager's Report

- Violation report was minor, next inspection is August 10th.
- Budget Workshop to be on August 23rd at 3 PM via Zoom.

Old Business

- Nothing at this time

New Business

- Frontier
 - The Frontier boxes were moved and painted but the stickers were removed after painting. Kathryn followed up with the city today to get the areas where the stickers were removed painted.
- Landscaping
 - It was decided that Jenny would contact TJ from Infinite Irrigation to make irrigation repairs before the front landscaping is reinstalled. It was also discussed

that the board would like a cost to have monthly irrigation inspections. Jenny will get proposals and the board will look at it for the 2024 budget.

- Cable
 - The board is awaiting a right of use agreement from Spectrum. It is expected to be sent in the next 10 to 14 days. Robert Kelly at Ameri-Tech is negotiating this agreement. It was asked that he reach out to Frontier as well.
- Sheds
 - There was a discussion of the sheds on the community being allowed to be seen above the fence. The board decided they are not interested in allowing at this time. Daniela has a document showing a guideline for the ARB that this is not allowed. She will send this out to the board and Jenny. This could be brought back up for discussion at a later date.

Open Forum

- Karen Blanchette suggested that the association may want to send out a YouTube video explaining how to use Zoom. Jenny said she would investigate appropriate videos for the board to review.

Adjournment

- A motion was made by Kathryn Vetter to adjourn the Board Meeting at 6:35 pm, she was seconded by David Runkle, and the motion was unanimously passed.