

The Village of Bentley Park Home Owners Association, Inc.
Board Meeting
January 24, 2018

The Board Meeting for the Board of Directors of The Village of Bentley Park Home Owners Association, Inc. was held on Thursday, January 24, 2018 at the Pool Cabana of Bentley Park.

The Meeting was called to order at 6:00 PM, by Vickie McCarty who chaired the meeting.

Certification of a Quorum: Directors present were Mike Hurlburt, Judy Ginnis, Angelo Gonzales, Pat Riccio were present. A quorum was established. Vickie McCarty was present for Management and Associates and acted as Recording Secretary.

Minutes from:

10-12-2017

11-16-2017

2-29-2017

ON MOTION: Duly made by Mike, seconded by Judy and carried unanimously. Pat Riccio voted nay on approving the minutes. **RESOLVE:** The minutes were approved as submitted.

Treasurer's Report:

Vickie McCarty, gave the Treasurer's Report.

Manager's Report:

Vickie McCarty gave the Manager's Report. Inspections will be performed quarterly, and the next one is scheduled for April 2018.

Unfinished Business:

Spectrum Contract- **ON MOTION:** Duly made by Mike, seconded by Judy and carried unanimously. **RESOLVE:** The contract was approved for Spectrum, 2/1/2018-1/31/2023. \$28.00 per unit, totaling bulk monthly fee is \$4004.00.

Spectrum agreed to give an incentive to signing the contract and will give the association \$3575.00 - 30-60 days after new contract signed.

Skip Sprague Marty Turner Insurance –

Skip attended the meeting and answered questions pertaining to insurance and the claims that were put in against the association's policy. He will contact the adjustor and will be in touch as soon as he has a report from the adjustor.

We received two estimates for repair work from Acoma Roofing for 2394 Bentley Drive and 2637. The estimates were tabled until more information is acquired from the insurance adjustor, the adjustor indicated a new roof was needed and Acoma Roofing supplied estimates for repairs.

Fence Estimates:

ON MOTION: Duly made by Mike, seconded by Pat and carried unanimously. **RESOLVE:** To approve the estimate from Omar, for 4100.00 to replace the fence.

2423 Settlement Agreement:

ON MOTION: Duly made by Pat, seconded by Angelo and carried unanimously.

RESOLVE: To approve the Settlement Agreement for \$750.00.

NEW BUSINESS:

New Manager:

Vickie McCarty, is the new manager for The Villas of Bentley Park.

Adjournment – There being no further business to come before the Board, the meeting was adjourned at 7:30 PM. **ON MOTION:** Duly made by Judy, seconded by Pat and carried unanimously. **RESOLVE:** To adjourn the meeting at 7:30 PM.

NEXT MEETING WILL BE Wednesday, April 24th at 6:00 PM.

Open Discussion –

The DRC approves alterations, and Sherwin Williams is the preferred vendor for paint. The approved colors are from Sherwin Williams, Angelo Gonzales can assist in obtaining the approved colors. Home Owners' can go to any Sherwin Williams to obtain paint for the exterior of the villas.

I will revamp the approved color list, so it is easier to read.

Submitted by:

Accepted by:

Vickie McCarty, LCAM

Mike Hurlburt, President