

**VILLAGE AT BENTLEY PARK HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
HELD AT BENTLEY PARK RECREATIONAL AREA
ON TUESDAY, MARCH 5, 2019**

BOARD MEMBERS PRESENT: Mike Hurlburt, President
Judy Ginnis, Vice President
Angelo Gonzales, Treasurer
Pat Riccio, Director

BOARD MEMBERS ABSENT: Mariana Gallastegui, Secretary

MANAGEMENT PRESENT: Terri Whetzel, CMCA®, AMS®

CALL TO ORDER

The meeting was called to order at 6:00 P.M. by Mike Hurlburt on the date noted above and at Bentley Park Recreational Area, Palm Harbor, Florida, the location specified in the notice for this meeting.

QUORUM

The directors present at the meeting constituted a quorum of the authorized number of the directors of the Association.

CONFIRMATION OF PROPER NOTICE

Terri Whetzel confirmed that the notice for the meeting had been accomplished by posting a notice on the bulletin board at least 48 hours in advance of the meeting.

READING AND APPROVAL OF MINUTES

The minutes of the meeting held on October 29, 2018 were read by Terri Whetzel. Motion by Mike Hurlburt and seconded by Judy Ginnis to accept the minutes as read. All yes motion carried.

TREASURER'S REPORT

The Treasurer's Report was given by Terri Whetzel. Motion by Judy Ginnis and seconded by Mike Hurlburt to accept the report. All yes, motion carried.

UNFINISHED BUSINESS

Amendment to Declaration Update

Terri Whetzel reported that the proposed amendment had not received sufficient votes to pass. After discussion, it was decided that another attempt will be made.

Carport Repair Update

Terri Whetzel will arrange to obtain a quote from Holt Construction, Inc.

Violations Update/Response

Terri Whetzel reported on the current violations and responses.

NEW BUSINESS

Sewer Line at 2684/2688 Bentley Drive

After discussion, motion by Mike Hurlburt and seconded by Pat Riccio to ratify the sewer line service call in the amount of \$730.00 and to reimburse Angelo a plumbing bill in the amount of \$279.00. All yes, motion carried. It was further decided to not approve any future repairs at this time. It was discussed that pipes serving only one unit are the unit owner's responsibility.

Tree Trimming at Cul de Sacs/Ratification of Prior Work

Motion by Pat Riccio and seconded by Mike Hurlburt to approve the prior tree trimming at a cost of \$850.00. All yes, motion carried.

ANNOUNCEMENTS

The next meeting will be held on June 4, 2019.

ADJOURNMENT

There being no further business, motion by Mike Hurlburt and seconded to adjourn the meeting at 7:20 PM.

Respectfully submitted,
Terri Whetzel, Managing Agent