



**MINUTES OF REGULAR MEETING
OF THE BOARD OF DIRECTORS**

The regular meeting of the Board of Directors was **called to order on January 12, 2021 at 7:00 P.M.** in the community clubhouse as set forth in the notice of meeting fixing such time and place. Notice of this meeting was posted on the community bulletin board forty-eight hours prior to the meeting.

Quorum verified by Board Members attendance as follows:

Present: Todd Moline President
Deborah Luyster
Tiffany Woodie (By Phone)

Also in attendance: JD Nixon, Greenway Landscaping, ARC Chairman Bill McDermott, Paul Porter, and from Marsh Landing Management Company, Debbie Koteles.

Board Appointment: The Board motioned to appoint Paul Porter to the Board of Directors.

Organizational Meeting:

President: Paul Porter moved to appoint Todd Moline as President, Deborah Luyster seconded the motion which carried.

Vice President: Todd Moline nominated Paul Porter as vice President, Deborah Luyster seconded the motion which carried.

Treasurer: Deborah Luyster nominated Mike Johnson as Treasurer, Tiffany Woodie seconded the motion which carried.

Todd Moline nominated Deborah Luyster as Secretary, Paul Porter seconded the motion which carried.

Guest: JD Nixon, Greenway Landscaping

Todd Moline questioned JD Nixon on the condition of the soccer field. JD Nixon stated the company has done everything possible to no avail and suggest sodding the field. The Board requested JD Nixon send over the sodding proposal along with other renditions and proposals for re-landscaping the front entrance. Debbie Koteles requested the irrigation audits be forwarded to her each month.

Reading and approval of previous meeting minutes: Board Meeting minutes from October 13, 2020 were reviewed Todd Moline moved to approve the minutes as submitted. Deborah Luyster seconded the motion which carried.

Property Manager Report: Debbie Koteles presented the Management Report as submitted in the Board Packet reporting on the previous month's maintenance projects.

Financials: Financials tabled.

Committee Reports:

- ARC: The chairman Bill McDermott came to the meeting and discussed tree removal and changes to the ARC form. The Board along with Bill McDermott discussed issues with a homeowner and tabled the discussion until further research has been completed.
- Social Committee: Paul Porter stated his wife is interested in heading the Social Committee. Debbie Koteles requested she contact her.

Fines: Debbie Koteles reported on one fine that was to be considered by the Board the owner had complied before the meeting. No fine was issued.

Old Business:

- Sidewalk/Curb Issues: Tabled
- Speed Bump Repaint: Debbie Koteles presented the proposal for the repaint of the speed bumps (8). Todd Moline moved to approve the proposal. Paul Porter seconded the motion which carried.
- Re-Roof: Board requested updated quotes.
- Street Signs: Debbie Koteles reported they have been ordered.

Open Forum:

- It was reported an odor from the sewer system is present the Board requested Debbie Koteles call JEA and find out why.
- PODS, when will they be removed?
- Security, request Debbie Koteles get bids on a perimeter fence where this is none.
- Need more tot lot swings.

Board Adjourned: The Board adjourned at 8:40 pm.