

## THE GROVE HOA BOARD MEETING MINUTES

February 3, 2020

**Board Members Present:** Kevin Watler (President), Cyndi Wolfe (Treasurer), Cindy Cole (Secretary), Sara Sigman (Member at Large)

Two members of Garrison Property Management were present.

**Meeting called to order:** at 702 p.m. by Kevin Watler, President

- a. **Open Forum:** During open forum, each attendee may address the board for up to 3 minutes. A director or manager may briefly respond to statements made or questions posed. Speakers must observe rules of decorum and not engage in other disruptive behavior. If a speaker is in the middle of a sentence when time is called, he/she may finish their thought before sitting down. The time guidelines ensure that others will have an opportunity to speak. Speakers may not allot their time to others. All persons must follow the Meeting Rules listed at the bottom of this agenda.
- b. **Unit 72 concerns** – Joseph Hudon Martin (owner) – no discussion/not present.

**Approval of minutes:** Meeting minutes approved for December monthly meeting and annual meeting.

- a. Treasurer's Report –none presented-Garrison Property Management to handle from here.
- b. Director/Committees Reports – Nothing to report.
- c. Violation Reports– Nothing to report.
- d. New Residents/Owners
  - i. Tenants – Units 35, 67 and 88.
  - ii. Owners – Unit 56.

### **Maintenance:**

- a. Electrical upgrades (master meters)-waiting for the City of Lakeland to make their upgrades before we can begin.
- b. Parking lot lines – dumpster area completed, car wash area is next, and parking space lines to follow.
- c. Furniture – new round tables in clubhouse.
- d. Dumpsters – concrete work and lines complete, dumpsters back in place.
- e. Entrance signage – installed end of last month.

### **Unfinished Business:**

- a. Roof Inspections- each building must be inspected yearly to maintain warranty.

### **New Business:**

- a. Garrison Property Management – introduction of Joe, the owner and Elizabeth, property manager. Discussion of violations, maintenance requests, HOA monthly payments.
- b. Director projects – to be discussed.

**Next Meeting:** HOA Board meeting-Monday, March 2, 2020, at 7pm

**Meeting Adjourned:** 759 p.m. by Kevin Watler

*Respectfully submitted by Cindy Cole, Secretary*