

Edgebrooke Village II Homeowners Association Board Meeting – July 27, 2022

(Zoom Meeting)

Present – Andy Hernandez, GERALYN Modafferi, Lynette Snapp, LeeAnn Rogers

Call to Order – 6:30 PM by A. Hernandez, President.

Minutes – G. Modafferi reported minutes of June 22, 2022 were approved via email on July 17, 2022 as presented – passed. Added to website on July 19, 2022.

Treasurer’s Report – Report for July 2022 was presented. Motion was submitted by L. Snapp and seconded by G. Modafferi to approve as presented – passed.

July 2022: Checking \$35,171.09; Money Market \$54,595.00; Street \$25,000.00

Motion was submitted by L. Snapp and seconded by G. Modafferi to transfer \$5,000.00 to Street Account – passed.

Manager’s Report – L. Rogers presented Reports for June and July 2022.

Homeowners’ Issues – None.

Neighborhood Watch – None

Pool Report

1. Ceiling Fan and Lighting for Palm Trees – A. Hernandez reports bid received. After discussion it was decided to ask for a split bid (keeping fan and lights separate). Still need second bid. A Hernandez will check another vendor.
2. Pool Fencing Repairs – Completed.
3. Lights Out Inside Pool - L. Rogers reports we are on Classic’s schedule for this Friday. Breaker box should be checked.
4. Distribution of New Pool Key Lanyards – L. Snapp has a supply to distribute at pool.

New Business

1. Edgebrooke One Notes – G. Modafferi’s Report on discussion with EVI Management. The topics discussed:
 1. New deactivated card sent to G. Modafferi (can be activated by phone when needed).
 2. Trash Removal – When both of our contracts are finished we should speak about negotiating together for a possible savings with a different company.
 3. Sewer Line Sleeve System – Sue shared company and contact information. This can be done in sections.
 4. Street Seal – EVI plans to seal streets in Spring 2023. Contact information shared. Possible savings if we both do it at the same time.
 5. Palm Tree Trimming – Contact information shared. This company is highly recommended and they trim monkey style.
2. Attorney Updating CC&R’s – Discussion held regarding how to begin.

Old Business

1. Block Wall at East Common Area (Laird) Update – A. Hernandez has instructed vendor to find a subcontractor or return our deposit.
2. Sidewalk Blowing – A. Hernandez reports he is checking with a new vendor.
3. Drainage Channel Clean Up – Tabled.
4. Street Sweep – Completed June 29th.

Meeting Adjourned at 7:50 PM

Next Meeting – August 31, 2022