

BAY OAKS HOMEOWNERS ASSOCIATION, INC.
A Corporation Not-for-Profit

**MIINUTES OF THE MEETING OF BOARD OF DIRECTORS
June 20, 2022**

A *REGULAR MEETING* of the Board of Directors was held At the Mount Carmel Catholic Church

The meeting was called to order by Brian Rivenbark at 6:30 P.M.

Notice of the meeting was sent to each Director and posted on the property prior to the meeting in accordance with the Bylaws of the Association and the requirements of the Florida Statutes. The following Directors were present,

Mary Gibbs, Peter McDougal, Diane Walker, Joe Meyers, Kathy Pierce were present.

Jeff Cole, Gabe Farrell and Jessica Rumschlag were absent

A quorum was declared to be present.

Brian Rivenbark and Lynn Priest from Sunstate Management was in attendance.

Approval of Minutes: A **Motion** was made by Mary and seconded by Cathy to approve the organizational meeting minutes from the May 16thth, 2022, Board meeting. **Motion passed unanimously.**

Treasurers Report:

As attached to these corporate documents Brian Rivenbark read from the May 2022 financials.

Compliance Report:

Letter will be sent to owner of 606 for dead palms leaning on the fence of 610.

Homeowner Comments:

Bill and Kim Palmer were introduced and welcomed as new owners in Bay Oaks.

Old Business: None

New Business:

Discussion on Gluecks Housing Development-Jeff and Dan have met with Attorney Robert Lincoln, a land use attorney, regarding the pending housing development. Attorney Lincoln suggested that the Board send out a general opinion survey to the homeowners to better gauge the feelings of the Bay Oaks Homeowners Association.

A new incident was noted at 599 when a piece of metal from the Gluecks grinding equipment flew through the screen and into the homes pool.

Dan has filed a complaint with Attorney General Moody's office which will escalate this to the State level and not just the county level.

MOTION made by Mary and seconded by Cathy *to the poposed lease restriction amendments for distribution to the membership and voted on at the September Membership meeting.* **Motion passed unanimously.**

Peter McDougal had to leave the meeting at 7:01 PM therefore there was no longer a quorum.
The meeting was adjourned at 7:01 PM

*Respectfully presented by,
Lynn Priest, Admin/LCAM for
Brian Rivenbark/LCAM*

Sunstate Association Management Group

For the Board of Directors at

Bay Oaks Homeowners Association