

# WEDGEWOOD OWNERS' ASSOCIATION, INC. BOARD OF DIRECTORS MEETING

October 11 at 5:30 p.m. in the Sandpiper Room in the SCC Building

## AGENDA

Call to Order/Attendance

Secretary's Report

President's Report & Member Comments & Concerns

Treasurer's Report

Committee Reports:

Architectural

Hospitality

Social

Website

Old Business

Website Backup

New Business

Annual Meeting & Budget

Adjournment

# WEDGEWOOD OWNERS' ASSOCIATION, INC. BOARD OF DIRECTORS MEETING

Monday, September 13, 2021, at 5:30 p.m. in the Armstrong Room in the SCC Building

The meeting was called to order at 5:30 p.m. by President Rebecca Scaringe. Present were Rebecca Scaringe, Ken Buckel (Secretary), Peter Pullen (Treasurer), Sharon Buckel (Hospitality Committee), Ken Thoman, , John Bauckman, Susie Watkins (ACC).

## **Secretary's Report:**

Buckel certified that notice had been posted on the bulletin board by President Rebecca Scaringe and the association's website in accordance with FS 720. Scaringe moved and Pullen seconded that the minutes of the May 24, 2021, meeting be approved. Motion passed unanimously.

Buckel printed the information for the ACC use and delivered July 5, 2021. One manual remained with the Secretary for Archives.

## **President's Report:**

No complaints, comments or concerns. The website changes are easy to read and provide information.

**Treasurer's Report:** Pullen presented the August 31, 2021 Financial Report.

Income:

|                                  |          |
|----------------------------------|----------|
| Estoppel Income (605 DL, 2020NB) | \$200.00 |
|----------------------------------|----------|

Expenses:

|               |          |
|---------------|----------|
| HOA Insurance | \$627.00 |
|---------------|----------|

The amount in each fund as of August 31, 2021 :

|                                 |             |
|---------------------------------|-------------|
| General Fund                    | \$9,357.27  |
| Share Acct - Contingency Fund   | \$20,757.62 |
| Berry Roberts Lake Fund         | \$748.30    |
| Party Fund (not part of budget) | \$1,306.90  |

Scaringe moved and Buckel seconded that the August 31, 2021 Financial Report be accepted. It passed unanimously.

Full Reports will be maintained in the Secretary's Book as well as the Treasurer's Records.

In reviewing the monies in the accounts, it was moved by Scaringe and seconded by Buckel to move money from the general checking account to the Savings/Contingency account to make it \$25,000. It was passed unanimously.

Pullen presented the 2022 draft budget which would put assessments at \$50.00 per lot. A final budget will be presented for a vote at the October meeting.

**Committee Reports:** Ken Thoman

The manuals were completed, thanks to the Board for approving that for the committee members.

Thoman presented the list of ACC applications and completions. The report will be added to the minutes book.

Restrictions have been lifted on power washing of sidewalks, mold cleanup.

A review of individual lot owners' property conditions in accordance with the ACC Rules was presented and reviewed by the Board. It was determined that rather than individual letters be sent out at this time, Scaringe will prepare an email about the general clean up and lifting of water restrictions to the HOA.

The new PDF of the ACC application needs to be uploaded to the website. The Secretary will send that to Garretson for uploading with the September minutes.

Discussion on the status of the area around the pumphouse. Thoman suggested eliminating 2 sprinklers and will work with the landscaper to determine the needs of the area and a scope of work. Scaringe will call water department to determine what we can and cannot do on the pumphouse property. It was moved by Scaringe and seconded by Buckel to graciously approve Thoman's volunteering to fix the irrigation system. Unanimously approved.

**Hospitality:** Sharon Buckel

Delivered basket to Jason and Ramona Bourne, David and Angelika Hamilton; Michael and Wendy Kern and Doug Carlton. Also received telephone, email and licenses for 55 certification. Thanks to Peter Pullen for obtaining their Driver's License and contact info as he introduces himself to the new neighbors.

Thinking of You cards to John Harter who is have left shoulder surgery, followed by right shoulder surgery and then will have knee surgery; Jerry Epps who fell in his driveway and was hospitalized, Winnie Goldklang who fell at home and was hospitalized, and Margo Lee who had surgery.

A Sympathy card was sent to the Bauer Family.

A box of 25 Thinking of You cards were ordered and received. Thank you to the Board for authorizing that request.

Thanks to Betty Lou Pratt for "donating" 4 new baskets for the new resident welcome gifts.

**Social Committee:** Margo Lee

The next social event is October 31st and it's the free pizza party in the Florida Room from 5-7pm. There will be entertainment. The RSVP will be posted at the beginning of October.

**Website:** Jerri Garretson

The plugins have been updated and 16 spam comments removed. One Wedgewood owner comment by Gail Dudley, on the "Learn About Coral Snakes" article, was approved for publication and now appears on that page. There have been no messages in our Wedgewood Gmail account.

**Old Business:**

None.

**New Business:**

Peter Pullen agreed to run for another 2 year term on the Board. Scaringe will discuss the Board openings with HOA members in the community that expressed an interest. These names will be needed at the next meeting for inclusion in the annual meeting packet.

**2022 Budget and Annual Meeting** – A draft of the Annual Meeting packet was given to the Board members and committee chairs in attendance. Scaringe will give copies to the missing Board members. The Secretary would like all comments, changes and concerns by the next Board meeting so it can be finalized and printed. At this time it is approximately 11 pages and would include a self-addressed stamped envelope for return of the proxy and assessment.

Buckel presented the Florida Statute 849 that HOAs are not authorized or approved to conduct lottery for money (i.e. 50/50 raffle). The Board had discussed this in 2019 and such raffles were discontinued. As a non-profit corporation, this HOA cannot legal conduct “gambling” enterprises. It was a miscommunication for the last Social Event to conduct such a raffle. It was moved by Buckel and seconded by Scaringe that pursuant to Florida Statute 849, this HOA does not authorize, approve, or condone any gambling to include 50/50 raffles, within the HOA or Ad Hoc Committees in the HOA premise.

It was further discussed that the Social Committee funds be segregated from the HOA funds and to become a stand alone Ad Hoc Committee responsible for their own funds. They will report their events and status of account funds in the minutes of the Board, but will not need to seek Board approval for events or expenditures. It will be the accountability and responsibility of the Committee Members.

**Adjournment:** There being no further business, Scaringe moved and Buckel seconded that the meeting be adjourned at 7:20 p.m. Motion passed unanimously.

Respectfully,

Kenneth Buckel, Secretary

**Board/Annual Meeting Dates:**

NEXT MEETING: Monday, October 11, at 5:30 pm in the Sandpiper Room of the SCC North Campus.

ANNUAL MEETING: December 2, 2021 at 9:00 AM (Social Hour) and Meeting to Commence at 10:00 AM in the Sandpiper Room of the SCC North Campus.