FRANCES ARBOR HOMEOWNERS' ASSOCIATION
BOARD MEETING
MINUTES – DECEMBER 11, 2018

Meeting was called to order at 5:30 p.m.

PRESENT AT MEETING:

Jonathan Rushnak, Cheryl Mooney, Megan Perry, Joan Simon, Ted Grevencamp, Judy Terenzi and Marie Verderber
Special Guest – Charles Glausier, Esq. from Glausier Knight, PLLC

Jonathan Rushnak opened the meeting requesting recommendations for new Board members. Megan Perry was nominated as President - Ted Grevencamp was nominated as Vice President – Jim Tomassouski was nominated as Treasurer and Judy Terenzi was nominated as Secretary. All were elected.

At that time, Megan called the new 2018-2019 Board to order.

FINANCIAL

Jim was not available for this meeting. Finances will be table until next Board meeting.

NEW BUSINESS

There was a discussion concerning an audit of our financial records. The last audit was performed over 10 years ago.

ITEMS DISCUSSED INCLUDED:
* Obtaining quotes for a new website
* Obtaining quotes for new entrance signs on Herchel and Gillette
* Decorating the four entrance signs for the Holidays.

The Board's attorney, Charles Glausier arrived with updated information regarding the Frances Arbor Villas By-Laws.

* Charles submitted suggestions from other HOA's on the wording of their By-law documents.

* It was suggested to include the City of Temple Terrace City Code in our By-law documents.

- It was suggested that the updated By-law documents should include definitions of violations and subsequent financial consequences.

- It was suggested the Board appoint a three (3) member Penalty/Fine Committee. These members cannot be related to any Board members.

- We have to have our present By-Laws retyped.

- There was a discussion of appointing a By-Law Committee not consisting of any Board members.

- Joan asked Charles for recommendations for accounting firms to review/audit our books. Charles will submit two recommendations.

The next Board meeting scheduled for January 8th at 5:30.

Meeting Adjourned at 7:00 p.m.