

Valley View Association, Inc.
(d.b.a. Vulcan Park Condominium)
Board of Directors Meeting
June 16, 2015, 6:00 PM

DAVID ROGAS CALLED THE MEETING TO ORDER BY DANIEL VINES AT 6:05

Present: Rosalva Bermúdez-Ballín, George Culver, Daniel Morgan, Erik Love, David Rogas, Daniel Vines and Barrett Oakley, representing Southern Property Management Group, Inc.

It was moved by Daniel Vines and seconded by Rosalva that minutes be accepted. It passed unanimously.

TREASURER REPORT

Eight collections paid in full.

Checking: \$44,404.

Reserve: \$42,771.

Net Income for the year: \$31,000

George moved, Rosalva seconded to accept report. It passed unanimously.

OLD BUSINESS

Water/Sewage - Birmingham Water Works Insurance. Barrett will inquire about insurance for the underground pipes.

Water Pressure - It was reported that it may be too high. Barrett will have them check it out.

Ramp - July 10 is the date of removal.

1730 - C People have until June 30 to move out. It was moved by Vines and seconded by Love to have people at 1730-C evicted if they do not move out. Discussion ensued. It was agreed that Barrett will call the owner to tell him that if tenants are not out by the 30th, he will start getting fines and that he must also place an official eviction notice.

Fleas/rodents - Erik will go to Court house to record an amendment to By-Laws to start fining owners with the problem.

1750 - A unit had the metal siding and wood repaired.

NEW BUSINESS

1731 - C Rock garden. It had been brought to our attention that the garden needed to go. George and Rosalva walked the lower grounds and agreed with the owner that the garden was an improvement to what it was there before. However, the property also had a boxed vegetable garden. It was moved by George and seconded by Rosalva that the rock garden stay, but the vegetable box needed to go. It passed unanimously.

Water/Sewage - George inquired about the decision to proceed with the two remaining quadrants. After a discussion regarding funds, George moved and Daniel M. seconded that we move forward with sewage/water. It passed unanimously.

Weeds in the lower side of the complex - George showed concern about the mowing line that stops before it meets the trees leaving a large area full of weeds. Barrett will ask gardeners.

Cable -George asked specifics about the services that will come with the cable installation. Barrett explained that it would offer triple services.

Ravi Patel, owner of 1740 - C attended the meeting and he talked about a Florida law that he requested be implemented into our Declaration (FS 718-116).

Meeting adjourned at 7:20

Respectfully submitted by Rosalva Bermúdez-Ballín