

**MINUTES OF THE BOARD OF DIRECTORS OF
SABAL HARBOUR ASSOCIATION, INC.
A FLORIDA CORPORATION NOT FOR PROFIT**

The meeting of the Board of Directors of Sabal Harbour Association, Inc., a Florida Corporation Not for Profit, was held at the Clubhouse, 4650 Sabal Harbour Drive, FL 34203, On January 8, 2019 at 7:00 P.M.

The meeting was called to order at 6:58 p.m. by John Nesbitt, President who chaired the meeting. Shana Macri, CAM, Association Manager, kept the record of the meeting.

Directors present at the meeting, thus constituting a quorum were:

John Nesbitt	President
Bill Leggett	Vice President
George Martin	Treasurer
Jeff Midkiff	Secretary
Tim Birkey	Director
Glenna Leard	Director
Valeria Knoll	Director

John Nesbitt noted that notice of the meeting was properly posted on the Sabal Harbour property. Constituting a quorum, the authorized numbers of Directors of Sabal Harbour association, Inc., were present.

A motion was made by Bill Leggett and was duly seconded by Jeff Midkiff to approve the minutes from the December 11, 2018 meeting. All were in favor, the motion passed unanimously.

A motion was made by George Martin and was duly seconded by Bill Leggett to approve the November 2018 financials. All were in favor, the motion passed unanimously.

Updates:

Updates were given on the following items:

Social Committee – Is planning 2019 events, needs more volunteers.

Old Business

VRBO's - \$250.00 fine will be given for loud/nuisance infractions.

Pool Heater – installed and completed.

Stucco Wall – repairs completed, painting to begin.

Sabal Key Signs – looking to replace.

New Business

Attorney Matters – Collections

A motion was made by John Nesbitt to accept the counter offer from 4518 Sabal Key in the amount of \$10, 4161.23. With a detailed payment plan. Owner is to also make the payment plan in addition to the regular monthly assessments. The motion was seconded by George Martin. All were in favor, motion passed unanimously.

A motion was made by John Nesbitt to accept the payment plan offer from 44654 Sabal Key Drive. The motion was seconded by George Martin. All were in favor, motion passed unanimously.

A motion was made by John Nesbitt to foreclose on 4554 Runabout and 4708 Sabal Key Drive. The motion was seconded by George Martin. All were in favor, motion passed unanimously.

Sabal Key Roofs

A motion was made by John Nesbitt to do new roofs on 3 buildings at Sabal Key. The motion was seconded by Tim Birkey. All were in favor, motion passed unanimously.

Power Wash Sabal Key

A motion was made to power wash Sabal Key to include sidewalks, dumpster area, and car stops by David's Home Services in the amount of \$2000.00. The motion was seconded by Glenna Leard. All were in favor, motion passed unanimously.

Sabal Key Lawns

A motion was made by John Nesbitt to install St. Augustine grass at 4724, 4633 and 4701 Sabal Key Drive in the amount of \$3,000.00. The motion was seconded by Tim Birkey. All were in favor, motion passed unanimously.

Email Address

A motion was made by Jeff Midkiff to set up one email address for the Board of Directors. The motion was seconded by John Nesbitt. All were in favor, motion passed unanimously.

Owner Comments

The floor was opened up to owner's comments.

Adjourn

With no further business coming before the Board, upon motion duly made George Martin and seconded by Jeff Midkiff and carried, the meeting adjourned at 8:26 pm.

The next Board of Directors meeting will be held February 12, 2019.

Respectfully submitted,

Shana Macri

CAM, Association Manager, C&S Condominium Management Services, Inc.

Association Secretary