

DRAFT

Minutes of October 18, 2017 Meeting
WESTFIELD OF VERO BEACH
MINUTES OF BOARD OF DIRECTOR'S MEETING
WEDNESDAY, OCTOBER 18TH, 2017
VERO BEACH INN & SUITES 8797 20TH STREET, VERO BEACH, FL

Meeting was called to order by President: Bill Rooney

Verification of Notice: The President verified that the notice of the meeting was posted on the Community Bulletin Board and the Westfield of Vero Website.

Roll Call: Present, Bill Rooney, Pat Spradling, Dawn Chapman, David Jackson. Also in attendance Terry Calhoun and Kelly Grebe from Schlitt Management Company.

Approval of the Minutes: Motion was made by Bill Rooney to approve the minutes of the April Meeting; seconded by Pat Spradling. All were in favor and the Motion passed unanimously.

PRESIDENT'S REPORT:

President requested this topic be delayed until the Member's Meeting.

TREASURER'S REPORT:

Treasurer, David Jackson reported that he expects we will end the year on Budget or slightly under. Monthly fees will not increase for the coming year for the first time in 10 years! (Applause)

UNFINISHED BUSINESS:

Document Revisions: Revisions to the Articles of Incorporation were completed by the Document Committee, approved by the Board of Directors; sent to the Attorney and returned to us complete. Committee will work on the By-Laws next. We hope to have the entire package of revisions to all Documents in about six months. When completed and approved by the Attorney and the Board, ALL members will be expected to vote on the changes. Most of the work was removing all reference to the Developer, making the Documents shorter and much easier to read.

Painting of Light Posts: Terry Calhoun has contacted a company to paint all the light posts in the Community.

Construction Entrance/Exit: President requested this topic be delayed until the Member's Meeting.

NEW BUSINESS:

Resignations: Dawn Chapman will be moving and decided not to run again for the Board. President thanked her for her efforts and contribution during the past year

Minutes of October 18, 2017 Meeting

as a Director. Cynthia Petersen resigned effective October 1st due to differences with the Board. President explained that no "differences" were ever brought up by Cynthia in an open meeting and that all Directors and Members should bring up concerns during an open meeting so everyone hears the issues and resolutions at the same time. Doing so prevents rumors and heresay. President thanked Cynthia for her efforts during the past two years.

ARC: Larry Petersen resigned from the ARC on October 1st. Pat Spradling sent a letter to Larry thanking him for his work and input to ARC during the past year. Pat requested volunteers for ARC and stated that the meetings would now be only once per month and be held in the evening to allow those who work to volunteer. Mary Ann Sennett volunteered to join the Architectural Review Committee.

Dead Oak Trees: All landscaping outside the fence is responsibility of the HOA. Felix has removed some of the overgrown and crowded trees and will continue to do so. President will ask Terry to ask Felix to trim ALL the oak trees around the perimeter and entrance.

Holiday Decorations: Decorations are currently stored in the garage of a very generous homeowner. Christmas decorations will be put up November 25th. Volunteers from the last meeting include Cheryl, Pearl, Pat and Cynthia. Thank you for your help.

MOTION TO ADJOURN: was made by Bill Rooney and seconded by Dawn Chapman.