

BAY OAKS HOMEOWNERS ASSOCIATION, INC.
A Corporation Not-for-Profit

MIINUTES OF THE MEETING OF BOARD OF DIRECTORS
August 24th 2023

A *REGULAR MEETING* of the Board of Directors was held At the Mount Carmel Catholic Church

The meeting was called to order by Brian Rivenbark at 6:00 P.M.

Notice of the meeting was sent to each Director and posted on the property prior to the meeting in accordance with the Bylaws of the Association and the requirements of the Florida Statutes. The following Directors were present,

Jeff Cole, Mary Gibbs, Joe Meyers, Kathy Pierce and Jessica Rumschlag, were present.

Gabe Farrell and Diane Walker was absent.

A quorum was declared to be present.

Brian Rivenbark from Sunstate Management was in attendance.

Approval of Minutes:

A **Motion** was made by Kathy and seconded Joe to approve the meeting minutes from the June 19th 2023 Board meeting. **Motion passed unanimously.**

New Business:

Discussion and vote to approve funding for Attorney re: car shredder: Jeff reported that Silver Oaks has asked other Associations near Gluecks to help fund Attorney fees to prevent Gluecks form obtaining an air permit for a new car shredder. Bay Oaks Has been asked to participate in the funding due to Bay Oaks proximity and issues with Gluecks. In order to fight the approval to the permit the Attorney has given a good faith estimate of \$68,500 which will be funded in different percentages for each Association. There are four Associations that are getting involved. Bay Oaks original percentage was seven percent before the Esplenade and Pine Ranch east backed out. Jeff asked the Board if Bay Oaks wants to be part of this group or not get involved. Lengthy discussion followed.

A **MOTION** was made by Joe and seconded by Jessica to join the four Association "task force" and fund the Attorney in an amount not to exceed \$10,000. **Motion passed unanimously.**

Homeowner Comments:

Owners commented on the report that Jeff presented regarding being a part of the group of the Associations to hire an Attorney.

Mary asked if the owner who submitted the variance for the oak removal needs a permit. This would be the owners responsibility.

Jeff reported that Pine Ranch East is moving forward with the gates on Pine Ranch East.

The meeting was adjourned at 6:49PM

Respectfully presented by,

Brian Rivenbark/LCAM

Sunstate Association Management Group

For the Board of Directors at

Bay Oaks Homeowners Association