

Homeowners Association at Suncoast Lakes, Inc.

BOARD OF DIRECTORS MEETING MINUTES

December 21st, 2009

A) CALL TO ORDER

President of HOA at Suncoast Lakes, Inc., called the Board of Directors meeting to order at 7:03 PM on December 21st, 2009, at Suncoast Lakes Clubhouse, 10742 Burning Bush Terrace, Land O' Lakes, Florida.

B) ROLL CALL/DETERMINATION OF QUORUM/NOTICE OF MEETING

Directors Present: John Yaratch, Michael Davis, Ed Cardona, Leonard Guffey

Directors Absent: Curtis Zeigler

Staff Present: Lori Bolan, CAM

Guests Present: None

Notice: Leonard Guffey posted notice of meeting on Friday, December 18th, 2009

C) APPROVAL OF MINUTES

Michael Davis made a motion approve the December 8th, 2009, Board of Directors meeting minutes as written. The motion was seconded by Leonard Guffey. All in favor, the motion passed.

D) CLUB HOUSE IMPORVEMENTS

A review of the bids was conducted by all Directors. It was determined that the only bid to satisfy the requirements set forth by the Board was the one submitted by AGF Alliance Design & Construction, Inc. Ed Cardona wanted noted for the record that he was not satisfied with the amount of time given for the review of the bids. Additionally, Ed Cardona made it known that he was friends with the owner/operator of AGF Alliance Design & Construction Inc. This statement satisfied the remaining Directors that there was absolutely no conflict of interest and that their existed no improprieties with the bid submission process. Michael Davis made a motion to accept the bid presented by AGF Alliance Design & Construction, Inc which was seconded by Leonard Guffey and passed unanimously.

E) SWIM KIDS USA OFFER

Ed Cardona made a motion to accept the offer from Swim Kids USA for usage of our community pool to provide swim lessons in the coming season in accordance with the submitted letter. motion seconded by Leonard Guffey and passed unanimously.

F) NEXT MEETING

The next Board of Directors meeting is scheduled for January 12th, 2010, at 7:00 P.M., at Word of Life complex.

G) ADJOURNMENT

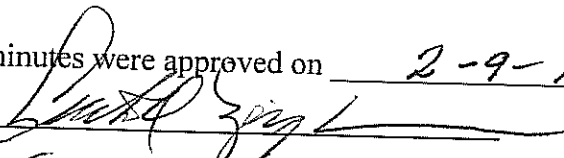
There being no further business to come before the Board of Directors, a motion was made by Leonard Guffey and seconded by Michael Davis to adjourn the meeting at 8:33 PM. The Board unanimously approved the motion.

Respectfully submitted,
Michael C Davis
Secretary/Treasurer

These minutes were approved on 2-9-10.

Signed

Printed Name


CURTIS O. ZEIGLER