

**SUGARLAND RUN HOME OWNERS ASSOCIATION, INC**  
**BOARD OF DIRECTORS WORKING MEETING**  
April 19, 2017

**CALL TO ORDER**

The working meeting of the Board of Directors of the Sugarland Run Homeowners Association was called to order on April 19, 2017 at 6:30 p.m. in the Office Building. Jimmy O'Connor presided. It was noted that a quorum was present.

Present: Jimmy O'Connor, President  
Raed Muslimani, Vice President  
Rebecca Thomas, Treasurer  
Kevin McKernin, Secretary  
Karl Acorda, Director  
Gabriela Garza, Sequoia Management  
Amber Bricker, Sequoia Management

Absent: Diane Bayless, Director  
Jorge Frapiccini, Director  
Arnaldo Irizarry, Director

**APPROVAL OF AGENDA**

Jimmy O'Connor **MOVED** that the agenda be approved as amended. Rebecca Thomas **SECONDED** the motion and it **PASSED 5 FOR, 3 ABSENT**.

**APPROVAL OF MINUTES**

Kevin McKernin **MOVED** that the minutes for April 5, 2017 be approved as written. Karl Acorda **SECONDED** the motion and it **PASSED 5 FOR, 3 ABSENT**.

**PRESENTATION OF FINANCIAL STATEMENT**

Rebecca Thomas reviewed the March 2017 financial statement with the BOD.  
Rebecca Thomas will review the rates to purchase a CD and will report back to the BOD at the next meeting.

**RESIDENT FORUM**

A homeowner addressed the BOD about a fence issue.  
A homeowner attended the meeting with interest of joining the BOD.

**MANAGER'S REPORT**

- \*Management notified the BOD that a homeowner has requested that an article be put in the Newsletter informing community members that dogs must be on a leash.
- \* The BOD was informed that CMI continues to work on the 2017 street lights; the light poles have been delivered and installation will begin next week.
- \*The board was informed of the following events:
  - Lake Clean Up – April 22, 2017
  - Board Game Tournament – April 29, 2017
  - Yard Sale – May 6, 2017
  - Memorial Day Pool Party – May 29, 2017

Summer Kickoff Party – June 2017  
Pool Party – July 4, 2017

**DIRECTOR'S REPORT**

None

**NEW BUSINESS**

The proposal for tree removal at 115 Penny Lane has been tabled.

Kevin McKernin **MOVED** to approve the proposal to replace the main water valve plus two more ~~3~~<sup>2 3/4</sup> valves at the office building at a total cost of \$2041.00 from Home Service Doctors. Jimmy O'Connor **SECONDED** the motion and it **PASSED 3 FOR, 2 AGAINST, 3 ABSENT.**

Kevin McKernin **MOVED** to approve the proposal to purchase four new tires and have an alignment done on the maintenance truck at a total cost of \$829.82 from Virginia Tire and Auto. Karl Acorda **SECONDED** the motion and it **PASSED 5 FOR, 3 ABSENT.**

**OLD BUSINESS**

Kevin McKernin **MOVED** to approve the proposal for the construction of a new maintenance garage per the specifications noted at a total cost of \$128,391.00 from Stonehill Company. Karl Acorda **SECONDED** the motion and it **PASSED 5 FOR, 3 ABSENT.**

The BOD discussed ideas for the old garage site.

The BOD discussed the 2016 Survey and continue to use all information gathered from the survey to address concerns in the community.

**EXECUTIVE SESSION**

Raed Muslimani **MOVED** to go into Executive Session at 7:49 p.m. to discuss legal matters. Rebecca Thomas **SECONDED** the motion and it **PASSED 4 FOR, 3 ABSENT, 1 OPPOSED.**

Jimmy O'Connor **MOVED** to come out of Executive Session at 8:12 p.m. Karl Acorda **SECONDED** the motion and it **PASSED 5 FOR, 3 ABSENT.**

**ANNOUNCEMENT OF NEXT MEETING:**

May 3, 2017 at 6:30 p.m.

**ADJOURNMENT**

Jimmy O'Connor **MOVED** to adjourn the meeting. Karl Acorda **SECONDED** the motion and it **PASSED 5 FOR, 3 ABSENT.** The meeting was adjourned at 8:13 p.m.

Submitted By: 