

**SUGARLAND RUN HOME OWNERS ASSOCIATION, INC**  
**BOARD OF DIRECTORS MEETING**  
July 20, 2016

**CALL TO ORDER**

The working session of the Board of Directors of the Sugarland Run Homeowners Association was called to order on July 20, 2016 at 7:30 p.m. in the Office Building. Jimmy O'Connor presided. It was noted that a quorum was present.

Present:

Jimmy O'Connor, President  
Diane Bayless, Vice President  
Raed Muslimani, Treasurer  
Kevin McKernin, Secretary (Late)  
Jorge Frapiccini, Director  
Arnaldo Irizarry, Director  
Rebecca Thomas, Director  
Gabriela, Garza, Sequoia Management  
Daria Collins, Recording Secretary (Sequoia Management)

Absent: Jim Carlson, Director  
Karl Acorda, Director

**APPROVAL OF AGENDA**

Jimmy O'Connor **MOVED** that the agenda be approved as written. Rebecca Thomas **SECONDED** the motion and it **PASSED 5 FOR, 4 ABSENT**.

**APPROVAL OF MINUTES**

Rebecca Thomas **MOVED** that the minutes for July 6, 2016 be approved as written. Diane Bayless **SECONDED** the motion and it **PASSED 6 FOR, 3 ABSENT**.

**RESIDENT FORUM**

A homeowner discussed her rental deposit with the board.

**COMMUNITY RESOURCE OFFICER REPORT**

None.

**DIRECTOR'S REPORT**

Raed Muslimani reported that over 200 community surveys have been submitted to date.

**MANAGER'S REPORT**

\*The board was informed about complaints that came in regarding the pool guards.

**NEW BUSINESS**

The board discussed a temporary pool pass request for a homeowner and decided to grant her family member a temporary pool pass for 2016.

Community and office projects for 2016 were discussed further and it was decided that new tables for the community center and office building were needed.

### OLD BUSINESS

The newsletter and landscaping guidelines committees were further discussed and it was decided that a new newsletter would be drafted in October.

The pool rules were discussed further.

Kevin McKernin **MOVED** to approve the proposal from S & S Heating and Cooling to repair and or replace the HVAC pan at \$180 an hour not to exceed \$1,800.00. Diane Bayless **SECONDED** the motion and it **PASSED 7 FOR, 2 ABSENT**.

Kevin McKernin **MOVED** to approve the proposal from Stonehill Companies to do several repairs at the Community Center at a total cost of \$13,931.20. Jimmy O'Connor **SECONDED** the motion and it **PASSED 7 FOR, 2 ABSENT**.

Kevin McKernin **MOVED** to approve the proposal from Premier Turf and Landscaping to remove an encroaching tree behind 122 S. Fox and cut up and remove a large fallen branch behind 22 Biscayne at a total cost of \$1,750.00. Jimmy O'Connor **SECONDED** the motion and it **PASSED 7 FOR, 2 ABSENT**.

### ANNOUNCEMENT OF NEXT MEETING:

August 3, 2016 7:30 P.M.

### EXECUTIVE SESSION

Jimmy O'Connor **MOVED** to go into executive session to discuss personnel matters at 9:08 P.M. Arnaldo Irizarry **SECONDED** the motion and it **PASSED 6 FOR, 2 ABSENT**, Kevin McKernin **AGAINST**.

Jorge Frapiccini **MOVED** to come out of executive session at 9:16 P.M. Raed Muslimani **SECONDED** the motion and it **PASSED 7 FOR, 2 ABSENT**.

The board decided to hold a portion of the homeowner's rental deposit.

### ADJOURNMENT

Jimmy O'Connor **MOVED** to adjourn the meeting. Diane Bayless **SECONDED** the motion and it **PASSED 7 FOR, 2 ABSENT**. The meeting was adjourned at 9:17 p.m.

Submitted By: 