



BONITA LAKES PROPERTY OWNERS ASSOCIATION, INC.

14340 SW 122 Court, Miami, Florida 33186

Phone 305-253-6280 Fax: (305) 253-9927

www.bonitalakes.org

JULY 2020 BUDGET WORKSHOP AND BOARD MEETING MINUTES

Date: Monday July 6, 2020

Location: Clubhouse / Complex

Board Members	<u>Name</u>	<u>Title</u>	<u>Present</u>	<u>Absent</u>
	Kenneth Stevens	President	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	Gene Stine	Vice-President	<input type="checkbox"/>	<input checked="" type="checkbox"/>
	Gary Clinton	Treasurer	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	Winston Lucky	Secretary	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	Mark Zimba	Member	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Miami Management:	Al Fontana	Property Manager	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Others: See Budget Meeting Sign in sheet

Meeting was called to order by Mr. Stevens at 7:00 p.m.

- Mr. Stevens established that enough board members were present to have Quorum for the meeting to proceed.
- Mr. Stevens open the floor for any questions or concerns that any homeowner may have.

Budget Workshop:

Items Discussed

- The board discussed various items related to the 2021 budget as presented by Mr. Clinton which included the following:
 - (1) The requirements and the cost for opening the pool and gym and its impact to the budget, In order to open the gym and the pool the monthly cost for each home would be \$47.00.
 - (2) Replacement of brick pavers in the front of the club house.
 - (3) Future roadway repaving / resurfacing project for the community.

Old Business:

- Bathroom Projects (Clubhouse, Guard house, and Pool Bathrooms) There were four (4) Proposals submitted for review by the Board from (1) A&L Engineering, (2) ARC-MA, Inc., (3) KR Architecture & Planning, Inc., and (4) Bonita Lakes Homeowner. The Board discussed the various proposals.

Mr. Clinton made a motion to approve KR Architecture & Planning, Inc. The motion was seconded by Mr. Stevens. All in favor - Motion Passed.

MEETING MINUTES Continued.

July 6, 2020

Page 2 of 2

Community Input:

- Homeowner asked about the resurfacing project and if it would address speeding in the community. Mr. Stevens explained that the project was estimated to begin in the next 2 to 3 years and a Engineering Firm has been selected to do an analysis of the community and identify issues and solutions. However due to the COVAID 19 Pandemic the Engineering Firm is unable to begin until after September where the traffic pattern in the community has returned to its normal pattern.

Adjournment

There being no further business to discuss Mr. Stevens made a motion to adjourn. The Motion seconded by Mr. Lucky – All in favor – **Motion Passed.**

The Meeting was adjourned at 7:44 p.m.