

**Eastridge Lot Owners Association, Inc.
Board of Directors Meeting
June 09, 2008**

Minutes

1. A quorum was established:

In Attendance: Ms. Ferri Trovinger, President
Ms. Laura Diem, Vice President
Mr. Corey Mathias, Secretary/Treasurer
Ms. Linda Burris, Director
Ms. Shirley Rainey, Director
Ms. Gerri P. Daly, Sentry Management

Also in Attendance: Susan Wentz, ARC Member
John Diem, ARC Member

2. The meeting was called to order at 7:10 PM by Ms. Trovinger.
3. Proof of Notice was given in a timely and appropriate manner.
4. Reading and Adoption of Minutes:

Ms. Diem presented a motion to adopt the minutes of May 05, 2008 as submitted. The motion was seconded by Ms. Burris and the motion passed unanimously.

5. Financial Review:

A Financial Report and Financial Summary for the month of May, 2008 was received timely for distribution at this meeting. There were no questions regarding the report and it will be filed for audit. Ms. Daly noted that the arrearages have dropped remarkably again.

7. Old Business:

- A. Organizational Meeting – A motion was presented by Ms. Rainey to retain the officers as determined for the prior year. A second was received by Ms. Diem. It was unanimously approved.

- B. Mr. Mathias then entered his resignation as Secretary-Treasurer of the Association. The Board recognized his resignation and his service to the board and community.
- C. Ms. Diem presented a motion to appoint Susan Wentz as Secretary/Treasurer and it was seconded by Ms. Trovinger. The motion was astoundingly approved.
- D. The Board Officers are as follows:

Ferri Trovinger	- President
Laura DeVeau Diem	- Vice President
Susan Wentz	- Secretary/Treasurer
Linda Burris	- Director
Shirley Rainey	- Director
- E. The status of the Handbook Committee was discussed among the board members. It was reported that the Committee has made progress and is working toward presenting a draft document at the next meeting. The Committee is seeking another member and management was directed to write to Ms. Julaine Blair to request her assistance for the community. The other members are: Laura Diem, Susan Wentz, Corey Mathias and John Diem.

8. New Business:

- A. ARC Application – 918 Parrish – Ms. Daly reported that she was directed by the ARC to send an approval letter to this owner.

At the meeting, Ms. Wentz presented an appeal from 889 Scenic View Circle to paint their home with a color that is not approved by the ARC nor the Board. Management was directed to send this owner a “cease and desist” letter and deny the color requested for the second time.

- B. Management was directed to advise Larsen & Associates that the Board does not wish to close the file on lot 12. Ms. Daly will communicate with Mr. Ruggieri.

C. Other Items Discussed:

Mr. Diem will approach Mr. Willie Nunez to be a member of the ARC.

Remarks from the Board concerning PLM were noted by management and Ms. Daly will communicate immediately with PLM regarding the addition of mulch, weeds in the median and the debris left in the retention pond after his crew cleaned the pond.

9. Scheduling of the Next Meeting Date:

The next meeting is scheduled for Monday, July 14 2008 at 7 PM at the Sentry Management Office in Clermont.

10. Adjournment:

There being no further business to come before this Board, a motion to adjourn was offered by Ms. Burris and seconded by Ms. Diem and the meeting was adjourned at 8:35 PM.

Respectfully submitted,

Gerri P. Daly, LCAM
Community Association Manager

Date Adopted: _____