

**Vines Community Association, Inc.**

C/O Pegasus Property Management  
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**Approved**

VCA Board of Directors Meeting  
June 14, 2011 at 8:30 AM  
The Estero Country Club – Presidents' Room

**Call to Order:** President Barry Freedman called the meeting to order at 8:30 AM.

**Establish a Quorum:** A quorum was established with President Barry Freedman, Treasurer/Secretary Joe Houghtalen, Jake Slot and Chris Smith present. Vice President Bill Hallisey, Directors Freeman Mast and George York via conference phone. Steve Allen represented Pegasus Property Management. Owners present were Jordan Ross and Joe McAvoy.

**Approval of Previous Minutes:** Joe Houghtalen made a motion to approve the meeting minutes of May 3, 2011 as presented. Jake Slot seconded the motion. All were in favor.

**Insurance Presentation:** Rick Cote of Dawson Companies gave a presentation on the VCA insurance and answered any questions that were asked. Bill Hallisey made a motion to approve the D & O insurance policy with a \$15,000 deductible. Joe Houghtalen seconded the motion. All were in favor.

**Treasurer's Report:** Joe Houghtalen reviewed the May 2011 financials. Irrigation is over budget by approximately \$1,500.00. There was not any money spent from reserves. The status of the delinquent owners was discussed. The Board will let the accounts stay as they are for now and will be discussed again at the next meeting. Joe Houghtalen reviewed the long-range plan that was emailed to the Board members.

**Committee Reports:** The Committees and there members have been posted on the VCA website. Barry Freedman reviewed the goals & objectives of each committee with the Board. The goals & objectives will be posted on the website.

**Presidents Report:**

1. Barry Freedman discussed sending out a periodic newsletter to all the VCA members. The Board is interested in the idea. Barry Freedman will contact Constant Contact to see how they work with other Associations regarding email addresses. Pegasus will contact attorney about the guidelines for sharing email addresses with an outside newsletter company.
2. Steve Allen will work with Freeman Mast to get quotes for resurfacing the main roadway in the VCA.
3. Steve Allen and Freeman Mast will work together to send an email to all members regarding the burglaries. To remind everyone to lock their doors, set alarms if they have them, keep garage doors closed to help avoid any possible thefts in the future.

4. Barry Freedman and Freeman Mast will work together on determining the process for the issuing gate remotes for Bella Lago ECC members.
5. Barry Freedman asked Steve Allen to work on mailing to all VCA members an owners' questionnaire form to complete and mail back.

**Old Business:** The request from a homeowner to buy speed humps has been denied. The ARC request from Mr. Hurley of 19777 VTC to remove an Oak Tree has been approved.

**New Business:** The Board discussed the use of roadways from other communities. Barry Freedman and Chris Smith will work on a friendly communication to the Bella Lago members regarding the use of VCA roadways.

**Meeting Dates:** The next Board meeting will be held on Sept 27, 2011. The meetings will continue monthly and will be held on the 4th Monday of each month unless it is a holiday.

**Adjournment:** With no further business to discuss, Jake Slot made a motion to adjourn the meeting. Chris Smith seconded the motion. All were in favor.

Respectfully Submitted,

Joe Houghtalen, Secretary