**Cinnamon Cove Single Family II  
Board Meeting Minutes  
November 27, 2017**

**Call to Order-** The meeting was called to order by President Bob Hughes at 10:30 A.M.

**Quorum-** A quorum was established by the presence of all Board members.

**Notice-** Notice was posted in accordance with the Association’s governing documents and Florida Statutes.

**Approval of Minutes-** The Board reviewed minutes from the October 30 Board Meeting. Mary Jane made a motion to approve the Minutes, Bob seconded and the motion passed 5-0.

**Treasurer’s Report-** The Board and Management discussed the October financial report.

**Old Business:**

**Committee Reports:**

**Water Lines-** Bob reported that things are working well right now and no issues need to be reported.

**Trees-** Trees taken down and damaged from Irma will be replaced in early 2018. Mary Jane would like owners consulted prior to replacement regarding type and location of trees. 16636 has a tree that is leaning and needs to be looked at.

**Lamp Posts-** Lamp post replacement is nearly complete, with 8 left. Lights are deteriorating and need to be addressed. The company that lights were purchased from is no longer in business and a new vendor will need to be selected.

**Audit-** Wallace Sizemore’s audit of the association’s FY 2016 is expected to be completed before the next annual meeting.

**Roof Replacement-** Roof replacement will begin this week and should be finished over the next 2 weeks.

**Irma Repairs-** Roofs still need to be evaluated by the insurance adjuster. Repairs will be made once the inspection is finished.

**New Business:**

**Budget-** Mary Jane made a motion to approve the proposed 2018 Budget. Ray seconded and the motion passed 4-1 (Carolyn voted against).

**Rules and Regulations-** An updated draft of the rules and regulations was mailed to residents along with the budget. Jack asked about keys to units and wants a form to be sent to residents requesting a copy of keys or contact info for a person that has a copy. Carolyn made a motion to adopt the updated rules, Ray seconded and the motion passed 5-0.

**Master Association Update-** Carolyn provided an update from the November 13, 2017 meeting. She reported that the Board plans to add new accent lighting to the island, update the lollipop globes on lighting around the Clubhouse, and replace landscaping damaged by Hurricane Irma. A comprehensive pre/post hurricane guide is being developed for future use in Cinnamon Cove. The Master Association will be providing holiday support for 2 local families and asked residents to contribute whatever they could. Assessments for the Master will go up next year.

**Requests for Additions-** 16755 Coriander submitted a request to replace the driveway with pavers. Carolyn made a motion to approve, Bob seconded and the motion passed 5-0.

**Landscaping-** The Board reviewed a bid for a new landscaping contract, and tabled this decision until next month.

**Owner Comments:**

**Frank Paone-** Addressed the 30-pound limit on dogs; stated that he would like the Board to consider allowing residents to have dogs larger than 30 pounds.

**Tom Golden-** Asked when roof patches will be fixed.

**Bob D’Agostino-** Asked when roofs will be fixed, landscaping, and dog policy.

**Rick Anderson-** Expressed concern about the dog policy, and would like the Board to consider changes. Rick also spoke about a rule regarding nuisances.

**Adjournment-** Ray made a motion to adjourn at 11:33 A.M., Jack seconded and the motion passed 4-0.