

SUNNYSIDE ESTATES HOMEOWNERS ASSOCIATION

Open Meeting of the Board of Directors

November 13, 2024

5:00pm located at Clubhouse

AGENDA

- 1. CALL OPEN MEETING TO ORDER**
- 2. APPROVAL OF MINUTES**
 - A. September 12th, 2024
- 3. APPROVAL OF FINANCIALS**
 - A. Financial Report September and October
 - B. Approval of the Annual Budget for 2025.
 - C. Approval of the Management Fee Increase.
 - D. Approval of opening an additional certificate of deposit account for reserve funds.
- 4. PROPERTY MANAGERS REPORT**
- 5. UNFINISHED BUSINESS**
 - A. Front Gate Update
 - i. Homeowner 2025 Form, Transponder, Preorder Forms - Update
 - B. Exit Gate Camera - Reiteration
 - C. Community Painting (RV Gate, RV Security gate & benches)
 - D. Clubhouse Rental Review
 - ii. Updating Security Deposit
 - iii. Event Insurance
- 6. NEW BUSINESS**
 - A. Operational Adjustments for Improved Efficiency
 - i. Office Closure for Administrative Days
 - ii. Walk-In Weekend Hours
- 7. COORESPONDENCE**

8. HOMEOWNER FORUM

Homeowners may comment on items within the jurisdiction of the Board of Directors. Homeowners may take up to three minutes to address the Board. If the Board determines that a matter arising from homeowner comments requires a response or further action, the Board may place the matter on the Board agenda for a future meeting. Homeowner comments should remain civil and germane to the business of the Association.

9. SCHEDULE NEXT MEETING

10. ADJOURN MEETING