

**VIERA EAST VILLAGES DISTRICT ASSOCIATION  
BOARD OF DIRECTORS MEETING**

DATE: September 7, 2006  
TIME: 6:30 PM  
PLACE: Ralph Williams Elementary

<b><u>IN ATTENDANCE:</u></b>	Ron Yanko	Bill Macheras
	Tony Soto	Terry Mott
	Rusty Banks	Fair/Way Management

**CALL TO ORDER**

Ron Yanko called the meeting to order at 6:35 PM.

**CERTIFICATION OF QUORUM**

Ron Yanko stated that there was a quorum with 4 of 5 Board members present.

**PROOF OF NOTICE**

Ron Yanko, President, stated that "Proof of Notice" was posted at each entrance in accordance with the bylaws of the Association.

**APPOINTMENT OF NEW BOARD MEMBER**

Ron Yanko made a motion to appoint Cheryl Howard to fill the board vacancy created by Tony Soto's resignation. The appointment of Ms. Howard was unanimous.

**MINUTES**

The minutes of the June 1, 2006 meeting were presented to the Board for review. Rusty Banks made a motion to approve the minutes as presented. The motion was seconded by Bill Macheras and passed unanimously.

**TREASURER'S REPORT**

Tom Dillon gave the financial report. Bill Macheras made a motion to approve the financial report as presented. Terry Mott seconded the motion and it passed unanimously.

**CDD PRESENTATION**

Jack Webb, President of the Viera East Community Development District, gave a presentation on the VECDD. Mr. Webb explained what the CDD function is and took questions from the homeowners present.

**OLD BUSINESS**

- a) Review of Covenant Issues – Following a discussion among board members and management, Rusty Banks made a motion to keep the letter process as it is currently with the exception of a homeowner that has the same offense within a six month period will receive a Due Process notice rather than another violation

letter. Terry Mott seconded the motion. Bill Macheras and Cheryl Howard were opposed to the motion and Ron Yanko voted in favor of it. The motion passed 3-2.

- b) Right-of-Way tree planting guidelines – Ron Yanko made a motion that there will be no replacement of any original existing street trees and the board will rescind the follow up of the County Use Agreement. Bill Macheras seconded the motion and it passed 4-1. Terry Mott was opposed.
- c) Vandalism concerns / Neighborhood Watch and New Resident Welcome Package – Terry Mott presented a draft of the Welcome Packett she had put together for distribution to new residents/homeowners. Included in the packet was an overview of the Neighborhood Watch program and registration information for interested residents to fill out to participate. (See Attached)

### **NEW BUSINESS**

No new business was brought before the Board.

### **NEXT MEETING DATE**

The next meeting will be the Annual meeting followed by the Budget meeting on December 5, 2006 or December 6, 2006.

### **ADJOURNMENT**

With no further business to come before the Board, The meeting was adjourned at 8:15 PM.

Respectfully Submitted,

Thomas Dillon  
Fair/Way Management

### **ACTION ITEMS**

**Terry Mott** – Continue to plan and set up a Crime Watch meeting

**Terry Mott** – Add two more pages to the Welcome packet to be presented at the next meeting