

**THE VILLAGE AT BENTLEY PARK
BOARD OF DIRECTORS MEETING**

Topic: Village at Bentley Park Board Meeting

Time: March 25, 2025 06:00 PM

Join Zoom Meeting

<https://zoom.us/j/96670888767?pwd=avo7glU9x50EuBm1MkQDVm8LdtMvxD.1>

Dial by your location

1 305 224 1968 US

Meeting ID: 966 7088 8767

Passcode: 132197

**LOCATION: Ameri-Tech Community Management Office
24701 US Hwy 19 North Suite 102
Clearwater, FL 33763**

1. Call to order
2. Proof of notice of the meeting
3. Determination of a quorum
4. Approve or Waive Reading of Board of Director's Meeting Minutes from 2/25/25
5. Treasurer's Report
 - a. year-to-date finances
 - b. contract reviews
6. Manager's Report
7. President's Report
8. Committee Reports
 - a. DRC Updates
 - b. Compliance Updates
9. New Business/Discussion Topics
 - a. Board members roles and responsibilities
 - b. Project Prioritization, project designation determination
 - c. Communications with Vendors
 - d. Carport – new Proposal received
 - e. 2025 Audit engagement letter to be signed
 - f. Tree Maintenance Plan and Discussion of Survey Property Lines
 - g. Communication of Property Management Meetings with Board Members
 - h. Status of Surveys completed
 - i. Mailbox Updates
 - j. Painting/Stripping the parking spaces with unit numbers
 - k. Insurance costs related to lawsuits
10. Old Business
 - a. DRC Revised Guidelines – accept or revise further
 - b. Fence Installation and another Estimate

- c. 2586 – Tree Trimming request – homeowner to be updated
 - d. Gutter Update
 - e. Pressure Washing community sidewalks – Status of Vendor Bid
 - f. Sidewalk Repairs
 - g. Palm Tree trimming
 - h. Use of reserve funds for payment of carport
- 11. Other Board Member Discussion items if necessary
 - 12. Open Forum
 - 13. Adjournment

ALL OWNERS ARE WELCOME TO ATTEND