

Brandon Brook Homeowners Association, Inc.
Board Of Directors Meeting
January 23, 2007
Brandon Community Center
502 E. Sadie Street – Brandon, Florida

Minutes

Call to Order: The meeting was called to order by Bill Davis, President, at 7:10 p.m.

- **Verify Quorum** - It was verified that a quorum was present. Directors Bill Davis, Marsha Schwartz, Claudina Doyle and Ange White were in attendance. McNeil Management was also present.
- **Confirmation of Proper Meeting Notice** – It was confirmed that the meeting sign was posted at least 48 hours in advance of the meeting.
- **Approval of Minutes** – Bill Davis moved to approve the minutes as reviewed. Second and passed unanimously.

Financials: Financials were presented.

- The bank account balance at December 31, 2006 is \$61,522.13.
- Accounts receivable were reviewed totaling \$15,675.
- The report is filed for audit.

Unfinished Business

- Bill Davis is still following up with Verizon regarding the installation of FiOS. Verizon is having trouble determining where the FiOS service will originate and how to get it installed to the building. Bill noted that the correct physical address for the pool is 315 Sacramento.

New Business

- Notices Report and ACC Report was reviewed.
- Bill Davis reviewed the pool deck repair bids with the board. Bill moved to accept the Deck Master bid for the repairs only, no extra coatings. Second and passed unanimously.
- Bill Davis provided updates regarding the flood light repairs at pool house. Handyman replaced lights with improved fixtures to last longer.

No Committee Reports

Adjournment

- Bill Davis moved for adjournment at 8:10 p.m. Second and meeting adjourned. The next meeting will be held February 27, 2007.

Claudina Doyle, Secretary

Date