



SAN SIMEON NEWSLETTER

HOA Board Meeting 11/12/2024 6 PM San Simeon Clubhouse

Dear Residents of San Simeon,

SAN SIMEON PHASE I RESIDENTS' ASSOCIATION, INC.

321 INTERSTATE BLVD.

SARASOTA, FLORIDA 34240

(941) 378-0260 FAX (941) 378-0322

NOTICE OF BOARD MEETING

Topic: San Simeon Board Meeting at Clubhouse or Zoom

Time: November 12, 2024 06:00 PM Eastern Time (US and Canada)

AGENDA

- 1. Motion to Approve the standing committees and other committees as presented**
- 2. Approve purchase of a Speaker for zoom meetings, microphone, etc. up to \$100**

3. **Election buddy (hopefully all Board Members have watched the 15 minute video previously sent.) Motion to proceed.**
4. **Review Budget Committee's Reserve Study proposed 2025 funding.**
5. **Discuss recommendations of the budget committee's reserve study;**
 1. **Discuss deletion of the following reserve accounts:**

1. **Concrete Paving Allowance**

2. **Pool Equipment Allowance**

3. **Fountain Equipment**

4. **Signage - Entry Monument**

5. **Asphalt Sealing,**

2. **Discuss reallocating funds for the following reserve accounts:**

1. **AC Condenser**

2. **AC Handler**

3. **Clubhouse, Security**

4. **Concrete Paving Allowance**

5. **Pool Interior – marcite; Spa - Acid wash**

6. **Pool Decking**

7. **Pool & Spa Equipment**

8. **Gate Operator, Barrier**

9. **Lake Fountain/Equipment**

10. **Signage - Entry Monument**

3. **Discuss creation of a reserve account for Irrigation Pumps.**
4. **Based on the outcome of discussions on item #1 there may be a requirement to discuss a Membership meeting and vote to correct and amend the reserves prior to creating the 2025 budget.**
5. **Determine the current reserve value of Horton Paint Reserve.**
6. **Discuss increasing the common area maintenance budget for 2025.**
7. **Discuss increasing the Pool & Spa Repairs budget for 2025. Review Icon Pools equipment replacement schedule.**

8. **Discuss Tot Lot scope of project and 2025 funding requirements.**
9. **Future funding of the September 2025 property insurance premium.**
10. **Discuss and identify any new 2025 common area expenditures that are not currently funded by reserves.**
11. **Discuss any additional expenditures for landscaping enhancements in 2025.**
12. **Discuss any anticipated expenditures for mulch in 2025.**

Donna Nardine is inviting you to a scheduled Zoom meeting.

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Join Zoom Meeting

<https://us06web.zoom.us/j/88448765965?pwd=VnDqXSjEjehjV3cC7DoJhUzXy9Z35g.1>

Meeting ID: 884 4876 5965

Passcode: 418187

-San Simeon HOA Board of Directors

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