



**WATERFORD PATIO HOME OWNERS ASSOCIATION
MINUTES – November 10, 2025**

Present: Eric Garcia(President), Carmen Williamson(Vice President), Marsha Souza (Treasurer), Waddie Ruiz, Paul Hinden, Juan Braceras, Kevin Shuch, Ford Slagle

The meeting was called to order by President, Eric Garcia at 6:59pm.

Minutes of last meeting were emailed to the board. There were no corrections.

Treasurer's Report was emailed to the board and there were not questions or corrections.

Kevin Shuch was introduced to the board. He came to pay his dues and to see if he needed approval to remove a tree and to improve drainage on his sidewalk. The Town of Davie will need to be contacted about the tree and the sidewalk will require an Architectural form to be submitted to the board.

OLD BUSINESS:

__2 Certified letters were sent out

- 1) 14840 Newcastle Lane - house has been cleaned/painted
- 2) 5931 Newcastle Lane - to remove the boat in the driveway - has until Dec1st to move the boat in the driveway. If not done, a letter to be sent to the attorney

__Luigi Landscaping trimmed the palm tree on the corner of Sterling and S. Waterford

NEW BUSINESS

__There was discussion about putting mulch down in the planting areas. It was agreed that Luigi is expensive and that we can get mulch from Lowes and lay it ourselves. We will need volunteers.

__There is agreement that we will get estimates for the electric on the center island at Sterling and S. Waterford Dr. It is also agreed that Paying to have Holiday Lights installed every year will be far to expensive on our budget. We will however, look into putting in uprights at the trees so that we have some lighting on the entrance. Having the electric at the island will also enable us to have an electric sprinkler system in the future.

Meeting Adjourned 7:48pm
Next Meeting December 10, 2025