

**WATERFORD PATIO HOME OWNERS ASSOCIATION
MINUTES – March 8, 2017**

Present: Richard, Forgacic, President, Bobby Leone, Director and Marsha Souza, Treasurer/Secretary. Skip Shaw, V. President absent.

Monthly Meeting Sign In sheet indicates attendees and is filed with minutes.

Davie Police Officer Graziadei did not attend.

Richard Forgacic, President called the regular meeting to order at 7:05 pm.

A motion was made and seconded to accept the minutes of the last meeting. All voted yes. The minutes of the last meeting were approved.

Treasurer's Report – was approved with a correction of the checkbook Balance and is attached with the minutes.

Expenditures YTD - \$5931.72

Checkbook Balance - \$53406.00

Wells Fargo Money Market Account - \$97,238.68 (2/28/2017)

Total dues paid for 2017 - \$52,332.00 - 133 homes have paid as of 6 March 2017.

Lot#024 has called to explain that numerous personal problems in family and will try to pay by end of March.

Lot#104 has not responded after 2 letters and 2 emails. Tried calling but phone has been disconnected. This calls for certified letter to be sent.

5921 Leeds and 15131 S. Waterford owned by Invitation Homes _Joel Espino. underpaid dues and have been notified with 2 letters and numerous phone calls. They have not responded. This calls for certified letter to be sent.

OLD BUSINESS:

ROAD IMPROVEMENT PROJECT

Richard gave an update of the project. The permit is bogged down at Town of Davie. Richard will be calling again and if necessary will call the mayor.

BEAUTIFICATION COMMITTEE

A motion was made and seconded to install landscaping lights at the Stirling Road entrance, as provided by FPL at a fee of \$24.00 per month; the fee will be added to the FPL bill.

The spotlights for the island at the entrance will be discussed and voted at a later date. Electric will need to be installed for the lighting. It was agreed to call and get bids from electrician to do the job.

Tree maintenance – True Turf will trim the tree at the end of Newcastle Lane and the overgrowth at the lake on Castlegate. True Turf will also take a look at the trees along the wall on Stirling Road.

Travis Jackson mentioned that there is a lot of dollarweed in the lawn area by the pool. Bobby will call True Turf and have them take care of it. INSPECTIONS
There are about 33 homes that have not yet complied with the inspection letter requests.

Another maintenance letter will be mailed along with the newsletter updating the Road Improvement Project, later this month.

Bathroom lights have been replaced in the bathrooms at the pool.

Fire Extinguisher was inspected and certified. Invoice is being mailed.

Sprinkler company was called to repair the dripping pipe that was reported at the last meeting.

NEW BUSINESS

Travis Jackson made a suggestion to replace the grass inside the pool area with cement or pavers. This was discussed and all agreed a good idea. Bids will be taken and further discussion can take place next meeting.

Homeowner at 15041 S. Waterford Drive has sent email complaining that the neighbor at 15031 S. Waterford needs to paint their house and trim a tree with limbs hanging in her gutter area. This was discussed and the inspection letter will be resent. However, the tree problem is a neighbor problem.

HOA INSURANCE - It was decided by the Board to keep the insurance we have.

The meeting was adjourned at 8:01pm.

Minutes respectively submitted by Marsha Souza

Next meeting will be held 2nd Wednesday of month, April 12, 2017.