

WATERFORD PATIO HOME OWNERS ASSOCIATION
MINUTES - May 11, 2016

President, Richard Forgacic, called the March Board Meeting to order at 7:05pm. Monthly Meeting Sign In sheet indicates attendees and is filed with minutes.

Davie Police Officer Graziadei was present and reported that there have been no incidents reported in our neighborhood. The police presence has been increased due to homeowners concerns. There is no report available yet from the Traffic Division with regards to the monitoring devices that were set up. Officer G offered the advise of calling Marlon Luis to let him know about the speeders on Waterford to see if he might ideas to resolve the problem.

Concern was expressed about overnight parking at the pool parking lot. Officer G looked up the tag and it came back with address of 15011 Bristol Lane. Bobby volunteered to stop by the address after the meeting and let them know that overnight parking is not allowed.

The minutes of the April 13 meeting had been emailed to the board members and were also read at the meeting, as requested by Don Bell.

There is a correction regarding the rate of interest for the CD's.

Correction: The Association CD's have been re-instated at the new rate and will be due in Dec 2016. The minutes were corrected and approved.

As of May 10, 2016, total dues paid \$44,220.00, representing 134 paid and 1 owing.

Expenditures to date: \$ 10,332.55

Checkbook Balance: \$ 35,467.10

John DeChristopher stated that the Association Documents state it is a requirement to transfer 12% of the annual assessment collected, to the Reserve Account. Per the 2016 budget a transfer of \$6800 to the money market account will be done in the near future.

Discussed the outstanding assessment of Lot#009 to be sent to the attorney. A motion was made to refer this matter to the attorney for collection. The motion was seconded and vote was unanimous.

OLD BUSINESS

_ It has been determined that the homeowner is responsible for the cleaning of "inner" perimeter walls, while the Association will remain responsible for painting when necessary, in order to provide a consistent appearance. This determination is in alignment with the homeowners being responsible for fencing. Page 11, Section 3 of the Association documents support this determination.

_ Sprinklers - Timer still a problem. Richard will call for bids to repair sprinklers as necessary and get the timers working properly.. Town of Davie Code Enforcement calls for water conservation. In light of this requirement it is felt that

watering the common areas once a week is sufficient. Thursday is the day due to the uneven address number. Watering is best done very early morning to accommodate the children waiting for school buses.

_ Street repairs – As stated previously, Richard has two bids 1) \$88,442, 2) \$95,843. A third will be reported from Skip. The permit for Town of Davie will be 3% additional fee.

_ Pool Chairs – Decision to replace will be tabled for now.

_ Dan Van Pools is no longer doing business. Jakes Outdoor Solutions has taken over our contract/account. Jakes Outdoor Solutions proposed a bid of \$750 for the repair of the pool drain.

_ The Safety Grips for the poles at the pool have been measured and the cost will be approximately \$180.00. A motion was made to install the Safety Grips on the poles at the pool. The motion was seconded and the vote was unanimous. Marsha will have the installation scheduled.

_ Bids are being requested for the installation of the Backflow Preventer being required by City of Sunrise Utilities. Due Date is May 20, 2016.

- It has been confirmed with the Town of Davie, that Code Enforcement will be able to take care of the dead trees in the swale and the trees overhanging the wall along Stirling Road.

NEW BUSINESS:

_ There are a few homeowners who have experienced damage due to the installation carried out by AT&T. Richard will forward the number to call for attention to these matters. It will also be addressed in the upcoming newsletter.

_ Discussed having a meeting every other month in the future. The meeting schedule would need to accommodate the general meeting required in December. This decision is table until the next meeting.

The meeting was adjourned at 835 pm.

Minutes respectively submitted by Marsha Souza

Next meeting will be held 2nd Wednesday of month, June 8, 2016.