

WAVERLY HUNDRED, HOA

BOARD MEETING MINUTES

October 26, 2022 7:15 PM

Via Zoom Virtual Link

BOARD MEMBERS PRESENT:

- Andrea Neumann - President
- Stephanie Fleites – Secretary
- John Alongi - Treasurer
- Pat Lomastro - Director

REPRESENTING MIAMI MANAGEMENT:

- Corinne Rivera, LCAM

CRIME WATCH TOWN OF DAVIE P.D:

- No crimes reported on Nextdoor App or Facebook
- Resident complained about illegal dumping of garbage by the park
- Residents are encouraged to install the Safer Watch app when they leave on vacation so TOD, P.D. can check on the home while the owner is away.

MEETING CALLED TO ORDER:

- Motion made by Andrea to call meeting to order at 7:28 pm, 2nd by John.

MOTION(S):

- Motion made by Stephanie to approve the September 28, 2022 Board meeting minutes, 2nd by Andrea.
- Motion made by John to back charge all owners who have been charged legal fees for unresolved violations, 2nd by Andrea. (Manager will send report and invoices to the Board for clarification before processing charges as Andrea advised there are some owners who should have not gone to legal.)

DISCUSSION:

- John reviewed financials and advised that legal fees put the Association \$4,000 over budget, however; fees will be charged to owners for cost of legal fees as a result of unresolved violations.
- Board will review un-resolved final violations and confirm which to send to the attorney to issue demand letters.
- Andrea will be meeting with the electrician, Matt from MBI to replace lights at Stirling Rd. entrance.
- Board expects to begin landscape improvements at Dykes Rd. entrance in the beginning of 2023
- Pat will speak with the Town of Davie regarding the lawn maintenance of the empty field in front of Ashby Field Rd.

MEETING ADJOURNED:

- Motion made by Pat to adjourn meeting at 8:04 pm, 2nd by Stephanie.

I certify that the minutes of the October 26, 2022 board meeting, are approved
with _____ or without _____ corrections.

Signature of Board Member

Title

Date