

WAVERLY HUNDRED HOMEOWNERS ASSOCIATION, INC.

BOARD OF DIRECTORS MEETING

Wednesday-June 24, 2020

Call to Order:

By: David Wagner
Time: 6:34 PM
Location: Zoom Meeting

Determination of Quorum:

Board Member(s) Present: David Wagner – President
Michelle Harper – Secretary
John Alongi – Treasurer
Maria Perez – Director
Marty Rosenstock - VP
Pat Lomastro - Director

Board Member(s) Absent: NONE

A quorum of the Board of Directors was present and the meeting could be held.

Management representative present:

Representing Miami Management: Ulee Major, LCAM

Approval of Minutes from Meeting January 22,2020:

Approved

Homeowners present:

Homeowners present sign-in sheet attached – 13 present including board of directors

Confirmation of proper meeting notice:

Notice was posted on the property at least 48 hours prior to the meeting, as required by Florida Statutes.

Financial Report:

Emailed & presented to the board in the meeting package

Delinquency Report:

See Managers Report

Agenda Items:

Introduction of New Property Manager: Ulee Major

Avid approval board members

Motion: David Wagner

Second: Michelle Harper

Carried: Unanimously

Lights Vandalized on 6.11.2020

Police Report made by Marty Rosenstock

Pole ripped out of ground, Matt from MBI Electric approximately \$200.00. Corner of Hakes Bluff Ave, Stirling Road exit.

Crime Watch Leads:

Request for anyone who would like to help with Crime Watch, no one at this time.

Final Letter for approval to be mailed to owners for wall painting:

Letters to be send to 27 homes. Waiting for Legal opinion before sending letters, Michelle Harper to consult with the attorney. Marty taking care of the letters before sending to manager for mailing out.

Tree Trimming Proposal & Scheduling:

Lawn Rader Completed.

Electrical/ Sprinkler box with the Marlin at front of Sterling Road entrance:

Replace sprinkler pumps.

Wall Painting:

Marty & Susan helping with this project. Michelle to picked out some color samples to present to the board for color selection. The board to pick 5 or 6 colors, place on the wall for the owners to decide on the website. Information needed for updating the lettering on the wall before painting. Marty will check with Code Enforcement to see if possible to change the lettering.

Next meeting to vote on how many times trimming will be done, one a year or twice a year. Also adding color to the garden. Michelle can meet with anyone to get more color samples and wall trim.

Legal /Covenants update:

No legal updates

Website Updates:

Andrea Neumann updating the website.

Items Requested of the Board:

None

Adjournment: 7:47 PM

Motion: David Wagner

Second: John Alongi

Carried: Unanimously

Open Forum Discussion:

- Hedges need trimming near the signs, Sterling Road landscaping need to be cleaned up and trimmed so that the lights can be seen. This should be done before November.
- Christine to ask Lawn Rader for Mulch.
- Comcast money to set off Christmas Lights and keep some in Reserves Account.
- House by Park has signs Beware of Dog signs that looks bad, police office home. Questions for the attorney concerning the signs.
- Unit with white tarp on roof, has attorney letter in files asking for time due to suit with insurance company. Get up date in September 2020.
- Board spoke about holiday for both entrances, \$8,000.00 dollars. Get bid for Monona run by attorney concerning the holiday lighting.
- Marty to contact the Town of Davie concerning the pot holes.
- Next Meeting July 22,2020.

I hereby certify that the Minutes of the Board of Directors Meeting June 24,2020 have been approved with _____ without _____ corrections.

Signature: _____ Date: _____
 Print: _____ Title: _____