

**Forest Lakes Master
May 3rd 2011
Board of Directors Meeting**

Board members present: Dennis Tooker, Jill Randolph, Louis Mazzio, Keith McClure and Ram Hiranand.

Board members absent: Gaston Isidron and Ismael Pabon.

Also present: Tom Ryan Land Cap VP, Felix Giralt, CAM and Donald Lee En Guard Security.

Having met quorum, Meeting called to order at: 7:18 PM

Approval of April 12th minutes: Louis Mazzio read the minutes.

Motion made by Jill Randolph to approve the minutes as read. Dennis Tooker seconds motion, voting in favor of the motion Jill Randolph, Dennis Tooker and Louis Mazzio. Abstaining, Keith McClure and Ram Hiranand. Motion passed by majority.

Security Report: Donald Lee gave the security report, mainly stating that there had only been 2 major incidents in the community one being a parking issue and the other having to do with a stolen car, the other problems have to do with parking in some of the communities.

Jill Randolph spoke of the continuing hot spots in Tesoro (young men using and selling illegal substance and known trouble units in Tesoro) she also read a police statistical report detailing the numbers of different crimes committed within the FLM area and vicinity. Keith McClure stated that he would like to see the names and numbers of complaints against security. Security was asked to email their schedule to management and the Board and to turn on the vehicles lights as they enter to do their rounds in each community. Keith also suggested installing security cameras in some of the communities with hot spots; other Board members questioned the practicality and effectiveness of security cameras. The issue was also brought up of security stickering cars but not enforcing towing.

Managers Report: Felix Giralt, CAM read the managers report, some of the topics were the schedule and billing of Tay the Lawn Beautifier. Tay will contact management any time he's working on the property and from now on he will submit his invoices when he finishes the work he's doing.

Also discussed was the letter sent by Travelers Claim Counsel Kristin Kraiza explaining the coverage by Travelers concerning the complaint made by Courtesy Management.

Management also reported contacting Gil Delgado of the Special Taxing District regarding the Boards request on the replacement of the trees lost during the last hurricane, Gil informed management that the tress will be replaced with Oak trees between 8-12 feet high early next year (January-March)

Additional parking stickers were bought for EnGuard Security (2000)

Financial Report: Dennis Tooker gave a brief financial report, stating again that the Master Association was doing very well financially having over \$137,000 in the bank.

Old Business: None

With no further business to discuss: Louis Mazzio made a motion to adjourn Dennis Tooker seconds the motion, all in favor.

Meeting Adjourned at: 8:20 PM