

FOREST LAKES MASTER ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
TUESDAY, OCTOBER 14, 2013

BOARD MEMBERS PRESENT

Dennis Tooker, President
Mauricio Escobar, Vice President
Louis Mazzio, Treasurer
Gustavo Barrios, Secretary

BOARD MEMBERS ABSENT

Keith McClure, Director
Jill Randolph, Director
Lennar Homes Representative

HOMEOWNERS PRESENT

Jorge & Chona Cardelle (9328 SW 166 CT)

ALSO PRESENT

Tom Ryan, Land Cap VP
Maria Delgadillo, Secretary

CALLED TO ORDER

Meeting was called to order at 7:15 PM.

APPROVAL OF PREVIOUS MEETING MINUTES

Last Board of Directors meeting held was in June. June meeting minutes were read by Dennis Tooker.

*Motion #1: to approve meeting minutes of June 4, 2013 as read
By: Louis Mazzio Seconded by: Mauricio Escobar
All in favor; motion passed.*

July and September meetings were not held due to quorum not being present. August meeting was cancelled.

SECURITY REPORT

Donald Lee from En Guard Security was not present therefore there was no security report available.

ARCHITECTURAL REQUESTS

9328 SW 166 CT (Cardelle): submitted two requests, one for swimming pool and another for painting of house, they were both approved by the Board.

9115 SW 166 AVE (Recarey): submitted request for installation of front gates, the Board needs more information before it can be approved.

MANAGER'S REPORT

Tom Ryan reported that lights being out were reported to FPL.

He also mentioned that The Mansions fountain was moved approximately 100 ft. west. Superior Waterway was called to do the job. At this time no additional complaints have been received. They also submitted another estimate to move the fountain further west for an additional \$3,000 for cable and installation.

Dye for the lake: Mauricio Escobar mentioned that he would like to have the blue dye installed in the lake because right now the lake looks dirty. Dennis Tooker said that he does not have a

problem with the dye but the Flowers would have to pay for the costs. Mauricio recognized that he is not willing to spend the money on behalf of the entire Flowers but he would like to see the lake obtain more maintenance which includes the over population of ducks. The County has to be contacted to ask them to do a better job maintaining the lake and regarding the ducks. Tom Ryan mentioned that a company can be hired to remove the ducks but eventually the ducks come back. The Board agreed that they would like to see an estimate on how much it would cost to have the ducks removed. Mauricio reported that the "no fishing" sign has not been posted yet by the end of lake (to the right of the park) where he has seen a lot of people fishing.

Tom mentioned that another issue in the Flowers right now is commercial vehicles; he has spotted 4-5 in one block. A person became very aggressive when his commercial vehicle was stickered, it was parked sideways on the lawn. The homeowner came to the office with pictures of the other houses with commercial vehicles. The ones parked on the driveways cannot be towed because they are on private property but letters can be sent out. The Board decided that they would allow the homeowners to park their commercial vehicles behind the fence and/or place magnetic signs on the vehicles.

Enrique Morale's letter from Intercontinental Amateur Traffic Net regarding his antenna was present:

Motion #2: since Enrique Morales put in equipment to lower the antenna and he is part of the radio emergency service network which he ratified, the antenna will be allowed to remain

By: Louis Mazzio Seconded by: Mauricio Escobar

All in favor; motion passed.

Email sent by Lazaro Martinez regarding the violation letters he received for his shed was present. The Board agreed he should be informed that he will receive a \$1,000 fine if the shed is not removed.

DELINQUENCY REPORT

Dennis Tooker would like management to verify accounts that owe over \$2,000 and then send those accounts to the attorney for collection. Tom suggested sending those accounts letters to inform them that payment plans are acceptable in order to avoid the attorney's costs to the Association. Mauricio suggested requesting an activity report from the attorney on the accounts that they are involved with at this time.

OLD BUSINESS

Fence estimates submitted by Rangeley Property Services and Land Cap were discussed.

Motion #3: to approve Apogee Land Cap's estimate to install fence for \$4,000

By: Louis Mazzio Seconded by: Gustavo Barrios

All in favor; motion passed.

Dennis Tooker would like Management to obtain security company estimates for next meeting.

ADJOURNMENT

Meeting was adjourned at 8:27 PM.