

Silver Lakes Community Association

A Corporation Not-for-Profit

Board of Directors Meeting

September 21, 2015 7:00PM

West Broward Hall

In Attendance:

Steven Goldman	President	
Daron Fitch	Vice President	
Vicki Minnaugh	Treasurer	<i>Absent</i>
Colleen Cheney	Secretary	

Directors:

Ray Whittier	
Monte Face	
Rick Collum	<i>Absent</i>

Also In Attendance:

Robert Moses	Pines Property Management
Donald Neuerman	Pines Property Management
John Stevens	Counsel for the Association
Cathy Balenovic	Director of Community Affairs

Board of Directors Meeting - Call to Order

Meeting call to order by President, Steven Goldman at 7:03pm

Colleen Cheney conducted roll call.

Motion to accept BOD Meeting Minutes from July 6, 2015

Motion to approve by Ray Whittier. Second by Colleen Cheney.

Motion passed unanimously.

Treasurer's Report

Robert Moses advised there is a balance of \$4,330,679.06 in the Operating Account, a balance of \$497,019.34 in the CD accounts, a balance of \$1,324,012.64 in the Money Market Accounts and in Cable Escrow a total of \$1,108,835.92.

Director's Report

NIL

President's Report

NIL

Committee Report

A) Fining

Andy Asensio provided an update on the Fining Committee.

B) Lake and Boat Committee

De' Barbadaes provided an update. She proposed the following committee members.

De' Barbadaes	Phase I	Las Brisas
Jonathan Salit	Phase I	The Isles
Lee Stockdale	Phase II	Coconut Cove
George Valladares	Phase III	Crystal Sound
Howard Keyes	Phase III	Marina Pte (non lake)

Motion to accept the new Boating & Lake Committee members, proposed by the chair, De' Barbadaes

Motion to approve by Daron Fitch. Second by Colleen Cheney.

Motion passes unanimously.

C) Security

Ron Hopkins was absent.

Corey Bogus from the Miramar Police Department provided an update and reminders about current scams; fake microsoft and geek squad calls, IRS and Medicare. He also spoke about the influx of the drug La Flakka in South Florida. He also advised the resident of Sapphire Bay is incarcerated and the house has been boarded up by the bank.

A resident advised Cory there is concern over the amount of accidents occurring at the 4 way stop on 178th at Pembroke Rd. Cory advised that the county would need a Broward Engineer to evaluate the intersection.

FPI advised that there has been an increase in parking complaints. There have been 140 incidents since June 1st.

D) Cable Committee

Daron Fitch advised Commercial Consulting Group, Inc has been engaged. Updated proposals have been received from Comcast, Hotwire and AT&T. Terms were worked on and the contract with Commercial Consulting Group will stipulate that no payment will be made unless they receive better offers than what the Association has already received. John Stevens will have the contract soon to move forward.

E) Landscape Committee

Leena Gonzalez provided a recap.

Motion to approve estimates #8017 for \$3,500.00, #8018 for \$6,937.50 and #1312 for \$7,790.00 for a total of \$18,227.00

Motion to approve by Ray Whittier. Second by Colleen Cheney.

Motion passed unanimously.

D) Community Affairs

Cathy Balenovic provided a recap of Community Events, current budget balance and upcoming events.

E) Management

Robert Moses provided an update.

Motion to ratify PPM approved repairs in the amount of \$4,606.06

Motion to approve Colleen Cheney. Second by Ray Whittier.

Motion passed unanimously.

Robert announced the rollout of the new PPM website.

Attorney Report

John Stevens advised that regarding the cable contract, the Association can reject proposals and not be held liable for any payment. He also advised that foreclosures are down.

Old Business

Motion to accept the Playground Inspection Proposal by Playground Guardian for \$2,800/year

Motion to approve by Ray Whittier. Second by Daron Fitch.

Motion passed unanimously.

New Business

A. The 2016 Draft budget was reviewed.

Steve Goldman recommends Pines Property reviews line items to try to decrease assessment.

Wayne Messam, the newly elected Mayor of City of Miramar introduced himself and spoke briefly.

B. Proposed Color and Modification guideline review was discussed.

Daron suggested the three committees; landscaping, modification and color scheme, discuss the proposed guideline at the next President's meeting first before further decisions are made.

Colleen Cheney advised the verbiage of *aesthetically pleasing* is too subjective.

Iris Siple provided an update. There will be an upcoming Town Hall meeting in October to discuss the handling of mature trees & roots and the eventual possibility of bundling permits to reduce costs.

Motion to adjourn at 8:33pm.

Motion to approve by Ray Whittier. Second by Colleen Cheney

Motion passed unanimously.

Meeting adjourned.

Respectfully submitted,

Cathy Balenovic
Director Community Affairs

Colleen Cheney
Secretary