

# Silver Lakes Community Association

*A Corporation Not-for-Profit*

Meeting of the Board of Directors

October 16, 2025 7:00PM

via Zoom

## In Attendance:

John Savaiko	President
Jasper Briggs	Vice President
Ailyn De Jesus	Secretary
Carl Hellmuth	Treasurer

## Directors:

Laura Santiago  
Tanya Tarantino

## Also In Attendance:

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

## Board of Directors Meeting - Call to Order

**Meeting call to order by President, John Savaiko at 7:05pm**

**John advised the meeting this evening is to discuss the 2026 SilverLakes Master Board Budget.**

Ailyn conducted Roll Call. All present.

John thanked the Budget Advisory Committee for their hard work.

The BOD asked the Budget Committee to reconvene with PPM to come back this evening with some tweaks to the 2026 budget to lower the recommended assessment increase.

West Broward Hall was not available, so the meeting is being held via zoom and residents can participate.

John asked residents to speak respectfully.

## Old Business

2026 Proposed Budget

Robert reiterated the responsibilities and hard work of the Budget Committee. Robert also thanked the Committee for their hard work.

He advised two budgets were provided at the Sep BOD meeting. The Budget Advisory Committee recommended a \$100 a quarter assessment increase to be properly fund the reserve account down the road for large scale improvements. PPM proposed a \$14 increase.

Robert reviewed the line items with options and alternate options with a proposed \$23 per quarter Assessment increase.

John advised that currently SilverLakes is fiscally sound and is funding reserves. SL is not under reserved or over reserved. SL in the moderate area. SL in a good fiscal position, and will continue to trend in a solid fiscal position. The plan is a tiered approach to full reserve funding, per the reserve report.

Motion to Accept Option 1: Move \$600,000 from Capital Expense 2024 and raise assessments by \$23 per quarter to meet increase expenses.

Approved by Tanja Tarantino. Second by Jasper Briggs  
Motion passes.

One no vote-Carl

Resident Feedback.

John advised the 2026 Budget will be available to residents via the portal.  
He once again thanked the Budget Advisory Committee for their hard work.

Motion to adjourn at 8:15pm

Motion to adjourn by Laura Santiago. Second by Ailyn De Jesus.  
Motion passes unanimously.

Meeting adjourned.

Respectfully submitted,

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Cathy Balenovic  
Director Community Affairs

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Ailyn De Jesus  
Secretary