

WYNDHAM VILLAGE HOA, INC.

BOARD OF DIRECTORS MEETING

Located at Madison Green Clubhouse

Meeting Minutes

Page One of Two

September 19, 2017

APPROVED

1) Present: Angelique Palmer, Virginia Guido, Karina Fedele, Pierre Rodriquez, Tim Sutton, Mike Rada
Absent: Trey Scully

2) This meeting was noticed to the community to start at 7:00 pm. Called to order at 7:05 pm. Quorum obtained.

Management Present: Beverley Jamason, LCAM from Sea Breeze CMS, Inc.

3) MOTION: Virginia made a motion, seconded by Pierre to approve the minutes as published, passed unanimously.

4) **Presidents Report** was presented by Angelique.

- Newsletter sent out with quarterly bills to save money on postage
- Damage from Irma – community volunteers took down gate arms and secured them and the entry system, reinstalled arms and ensured system back up and running after Irma. Volunteers also went around the neighborhood helping cut and move tree debris. 2 trees need replacing close to #1146 and #1281. 5 trees were straightened. Several FPL light fixtures are damaged, at this time FPL is concentrating on restoring power and will get to repairs within the next few weeks. one Pineapple light fixture at entrance was broken.

Financial report: Beverley Jamason gave an overview of the August Financials.

Board reviewed past due accounts: Karina motioned to approve, seconded by Angelique and passed unanimously.

Managers' Report: The Manager gave an update on the community.

Welcome Committee Report: Virginia gave out welcome bags to new owners

CCR Report: Due to Irma, Board holding on violations for a couple of weeks to permit owners time to clean up storm debris.

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Unfinished Business:

We continue to research and obtain bids to add power to the middle island, may be done along with adding the up-lighting.

Adding Plants to Cul-De-Sacs now that the irrigation has been completed. Wyndham will install the plants and Madison Green will maintain them. Proposal presented for the 3 areas. Pierre motioned to approve the proposal for up to \$10,000.00 on new plants for all 3 areas and to include two replacement trees. Virginia seconded the motion and passed unanimously. Install delayed due to Irma.

Adding gate behind #1100 progressing slowly, Budget Fence needs a survey. Other paperwork has been signed, gate should be installed within next couple weeks. Company now very busy due to Irma.

Proposal presented to add some more plants at the front entrance, work delayed again due to Irma.

5) **New Business:**

Up-lighting to be reviewed at the next meeting.

Holiday lights – Board working on changes and final price from JM.

Purchase and installation of community notice board – Board discussed various options.

Next newsletter to contain information on Irma and suggestions for preparations for future hurricanes.

Anybody who may need help or who wants to volunteer their time.

6) **Open Forum:**

No owners present

7) **Adjournment:** MOTION: Angelique motioned to adjourn, seconded by Mike at 8:09 pm, passed unanimously. Next meeting to be held on October 17, 2017 at 7:00 pm at the MGM clubhouse.