

WYNDHAM VILLAGE HOA, INC.

BOARD OF DIRECTORS MEETING

Location: Madison Green Clubhouse

Meeting Minutes

Page One of Two

September 18, 2018

APPROVED 10/16/2018

- 1) Present: Angelique Palmer, Tim Sutton, Karina Fedele, Virginia Guido
Absent: Mike Rada, Pierre Rodriquez
Management Present: Beverley Jamason, LCAM from Sea Breeze CMS, Inc.
Evan Gromet, Administrative Assistant from Sea Breeze CMS, Inc.
- 2) This meeting was noticed in the community a minimum of 48 hours prior to the meeting via posting at entryway. Called to order at 7:15 pm. Board quorum obtained.
- 3) MOTION: Angelique made a motion, seconded by Virginia, to approve the prior meeting minutes as published, passed unanimously.
- 4) **President's Report** was presented by Angelique. Next newsletter to go out in November. Information received on the entry gate project for Walden. Board reviewed guidelines for front lawn and plant bed appearance and maintenance. Angelique motioned to approve, seconded by Virginia and passed unanimously.

Financial report: Tim read the current period financials. Tim motioned to approve as read, seconded by Virginia and passed unanimously. Beverley read the status of the past due accounts and gave an update on status of owners on payment plans.

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

Welcome Committee Report: Virginia gave out welcome bags to new owners as needed. Two given out this month.

Website Update: Karina Continues to keep the Wyndham website updated as necessary. Sea Breeze updates the Sea Breeze website.

CCR Update: Manager gave an update on non-compliance letters that were mailed out. Board unanimously approved removing fines for unit #1113 and #1287 as work has been completed. Board unanimously agreed with all the recommendations made by the Fine Committee.

5) **Unfinished Business:**

Front Entrance Gates: 2019 project. Board continued to discuss options.

WYNDHAM VILLAGE HOA, INC.

BOARD OF DIRECTORS MEETING

Located at Madison Green Clubhouse

Meeting Minutes

Page Two of Two

September 18, 2018

5) Continued:

Front Entry Up-lighting Project – Boring to take place this week.

FPL Street Light Project – Installation has started.

6) New Business:

Bids for holiday lights were discussed, Tim made a motion to use Lights By Design with a three (3) year contract, seconded by Angelique and passed unanimously.

7) Open Forum:

Can new up lighting have colored lens put in for the holidays? Lights to be installed early November and removed by January 14th.

Newsletter Items:

- 8) Adjournment:** MOTION: There being no further business, Angelique motioned to adjourn, seconded by Virginia at 8:44 pm, passed unanimously. Next meeting will be October 16 2018 at 7:00 pm.