

The Meadows of World Golf Village HOA
Official Board Meeting Minutes June 5, 2023



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Date of Meeting: June 5, 2023 **Time:** 7:00PM **Location:** Virtual Meeting

Minutes Prepared by: Mike Krugman, President

BOARD SPECIAL MEETING

I. Meeting Called to Order:

Quorum was present and confirmed notices of special meeting given at 7:05 PM.

Roll Call:

Mike Krugman	President/Treasurer	Present
Bob Ostefeld	Vice-President	Present
Marc Schwartz	Director	Present
Whitney Taylor Purvis	Secretary	Not Present
Ron Barry	Director	Not Present
Scott Clay	Director	Excused

II. Opening Remarks: Mike Krugman reviewed the agenda for this special meeting which consist of one item:

- Vote to issue 2nd Violation notices and fine amounts

III. Vote to issue 2nd Violation notices and fine amounts: Mike Krugman reported the following:

- Community Inspection for the month of May was conducted on May 31, 2023
- Five violations had been determined to have not cured
- The 1st violation letter sent to owners at beginning of May 2023 for April's Inspection for each of the 5 violations
- Next step is to approve sending 2nd violation notices, set the fine for the violations and for the SRC to schedule the hearing date-time
- FCAM has proposed the fine to be set at the standard \$100 per day for a maximum period of 10 days - the maximum allowed by Florida Statute.
- The Covenant Enforcement Policy of the Meadows, adopted by the Board on April 14, 2022, indicates the fine for First Violation is \$50.00/day, but does indicate that the fines for first and second violations may be levied up to \$100.00/day each.
- Email discussion with FCAM during the prior months has indicated our position that objective of a fine is to motivation compliance – not to be overly punitive.

The Directors noted and reviewed that the following Lots within The Meadows having been issued 1st violation letters (more than 14 days ago), have failed to resolve the issue listed as of May 31, 2023:

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Based on this review and consideration by the Directors, the following resolution was unanimously adopted:

RESOLVED, that 2nd violation letter will be sent to each of the owners and, if applicable, the resident of the Lot as listed for noncompliance requirement that each owner maintain his Lot in a neat, clean, and attractive condition (*The Meadows CC&R, Article V, Section 5.2, Maintenance Obligations of Lot Owners*):

- 1186 Ardmore Street: Failure to Pressure Washing of Driveway/Walkway,
- 1432 Heather Court: Failure Pressure Washing House and Driveway,
- 493 Mackenzie Circle: Failure Pressure Washing Driveway/Walkway,
- 1201 Maclaren Street: Failure Pressure Washing of Driveway/Walkway,
- 1237 Maclaren Street: Failure Pressure Washing Driveway and Walkway;

RESOLVED FURTHER, each Lot listed above is subject to a fine of \$25 per day until the issue listed above is remedied (maximum of 10 days).

IV. Next Meeting of the Board: Mike Krugman reminded all that the next regularly scheduled of the Board will be held virtually on Thursday, July 13, 2023 at 7:00 PM via a Zoom conference meeting (connection information to be distributed by email and is available on our website).

V. Adjournment:

Motion made by Mike Krugman to adjourn the meeting with all issues raised had been addressed. The motion was passed unanimously after being seconded by Bob Ostenfeld

Meeting adjourned at 7:19 pm

Signed

Mike Krugman, President

June 5, 2023

The Meadows at World Golf Village