

# WINDOVER FARMS COMMUNITY ASSOCIATION

Tuesday, February 07, 2017

Fairfield Inn, 4735 Helen Hauser Blvd., Titusville, FL

## MINUTES OF ANNUAL MEETING

- I. Call to Order : Meeting was called to order by Rosalind Brown at 7:05 pm
- II. Rosalind Brown led meeting with Pledge of Allegiance
- III. Roll Call – Secretary/Treasurer those attending were:  
  
2 Directors (Rosalind Brown & Wanda Miller), 32 members and 0 by proxy.  
Notification of the meeting was made via mailed newsletter and signs posted at neighborhood entrances (Feb. 1st-7th, 2017), notification was confirmed.  
(Mark Jones arrived @ 7:50 for a total in attendance of 35 including board members)
- IV. Approval of Last Meeting's Minutes and Financial reports
  - a. Minutes from Sept. 23, 2016 meeting were presented. Rosalind made a motion to forego reading of the minutes as board members had received copy by email and had read minutes in advance. The motion to forego was seconded by Wanda and the minutes were unanimously approved.
  - b. Year-end report for 2016 Financials and Budget for 2016 were read into the record and unanimously approved by those members present.
- V. Treasurer's Report – 2016 Financials available on HOA website  
  
Wanda Miller, presented Year-end report for 2016 expenses for administrative services, capital expenditures and improvements to protect and preserve the common areas at the Long Lake Recreation Center (LLRC). The expected 2017 Budget for expected expenses to remain the same except for the unknown cost for repair or replacement of pavilion roof were read into the record and unanimously approved by those members present.

Outstanding dues: 61 members @ \$75 & 9 @ \$300 to \$1,200+

- VI. Chairperson's Report - Rosalind reviewed items conducted by the Board in 2016 and future activities outlined in "Old Business" below

Old Business:

- a. Welcome Committee update by Rosalind. Mr. Cecil Cornish offered to set up email notification of area sales through MLS. No volunteers were added to the committee.
- b. DRC update given by Rosalind, only 2 requests in 2016, though more activity appears to be going on. No new volunteers.
- c. LLRC Pavilion, Playground and Recreational Facility
  - i. Pavilion roof needs to be inspected for repair or replacement
  - ii. The termite bond should be renewed with Truly Nolan for the LLRC pavilion and restrooms
- d. Drainage issues discussed – County should be notified to go back to individual requests
- e. Enforcement & violations – try to refer to County code enforcement first as they have more resources
- f. CCRs – Rosalind gave update regarding MRTA and rehabilitation, legal status. Ongoing desire to modernize - open discussion

VII. New Business

- a. 405 Entry wall repair update – covered by auto insurance of driver, Wanda still looking for masonry company to do repairs.

VIII. Nominations and Elections of Directors:

Five positions are open: President, Vice-President, Sect./Treasurer and 2 Board Member/Directors: 5 volunteers were nominated & approved by all present - positions to be determined at organizational meeting immediately following the Annual meeting.

IX. Open Discussion:

A presentation was given by the recent burglary victims, urging resident to be aware, keep house and cars locked, call police about any suspicious activity.

Speeding in the neighborhood was discussed.

Control burn of the Bird Lake Marsh was discussed.

There being no additional business, Wanda motioned to adjourn and Glenn Seaton seconded the motion. The meeting was adjourned at 8:40pm