

**SPRINGDALE LAKES “D” ASSOCIATION, INC.**

**BOARD MEETING**

**Wednesday, May 22, 2019**

**6:00 PM**

**Brock Property Management**

**12444 W. Atlantic Blvd ~ Coral Springs, FL 33071**

**AGENDA**

1. Call to order
2. Roll Call
3. Dispose of the minutes
4. Business
  - a. Tree bids
  - b. Open Forum – Resident Concerns
5. Adjournment

**Minutes of Meeting of the Board of Directors  
of Springdale Lake "D"  
Monday, April 29, 2019**

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1. **Call to Order:** 6:40 p.m. at Cypress Hall (Coral Springs, FL)

2. **Roll Call:**

In attendance for the Board:

Pete Wilkins:	President
Kim Charlton:	Secretary
Nadeem Syeed:	Board Member (Telephonically)

In attendance for Brock Property Management:

Jane Brock

3. **Budget:**

The Board approved the Budget pending revisions to monthly payments to Master Association and for monthly payment for Solid Waste Management to the City of Lauderhill. Jane Brock will revise and re-send to residents.


4. **Tree Trimming:**

The Board discussed annual (hurricane) tree trimming and allocation of funds for the same between Springdale Lake D and the Master Association. Also discussed tree and root removal and general clean-up for "D" Association not a part of annual hurricane trim. Pete Wilkins has requested further revisions to quotes and the Board will vote at a future meeting for tree contractor. Intended to be a high priority item.

**New Business:**

5. **Solid Waste/Dumpsters:** Pete Wilkins advised that Karen of Master Association believes that Springdale D owes money for additional trash pick ups by City. Kim Charlton to contact City to determine when additional pick ups commenced and the additional charge for the same. If more than one (1) year, amount would have been previously budgeted by Master and no additional monies may be due. Will also determine charge for 5 day pick up for East Dumpster.

6. **Allocation of management of services** - A spreadsheet was prepared and reviewed regarding allocation of management of services between Master and the individual Associations. Jane Brock to review Master Dec. to determine if anything on spreadsheet is contrary to matters set forth in the Master Dec.
7. **4701 N.W. 82<sup>nd</sup> Avenue** – New owner has not complied with violation letter by removing old wood stored behind unit. Further, a worker is staying overnight in the unit and parking his work vehicle on premises. Brock Property Management will have wood removed and charge same to owner. Brock Property Management will dispatch letter to owner re: unauthorized person overnight in unit and unauthorized parking of construction vehicle. Work may be done in unit between the hours of 8:00 a.m. and 5:00 p.m. and workers must leave premises at 5:00 p.m. Van will be towed if parked after 6:00 p.m. on property.
8. **4815 N.W. 82<sup>nd</sup> Avenue** – Owner called to report homeless person breaking into and sleeping in meter room of building. Brock Property Management will have locks changed and Board will look to remove person via City of Lauderhill Police Department if found on premises.
9. **Pest Control** – Pete Wilkins will review contract with current pest control company to determine if services are satisfactory going forward.
10. **Open Forum:** Homeowner in attendance inquired re: pool key. Jane Brock will follow up with procurement of pool keys so that the same are available for purchase or otherwise to new homeowners. Will also determine the charge for the same based on the cost.
11. **Adjournment:** Motion to adjourn made by Kim Charlton, seconded by Pete Wilkins. Meeting adjourned at 7:45 p.m.

  
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Kim Charlton, Secretary

Dated: 4-30-19