

# **Hammocks Trail Homeowners' Association, Inc.**

## **Board of Directors Meeting**

**River Bridge Performance Center  
100 River Bridge Blvd.  
Greenacres, FL 33414**

**February 6, 2018  
Minutes**

### **Present:**

Carol Wyckoff -President  
Ann Linardos-Vice President  
Diana Mann-Secretary  
Laxama Tallum-Treasurer  
Bill Hirst – Director

### **Also Present:**

Tina Austin, LCAM  
Ann Marie Ferrara, LCAM

### **Absent**

None

### **Call to Order/Roll Call:**

The meeting was called to order by Ms. Wyckoff at 7:01 pm at the River Bridge Performance Center. A quorum of the board was established.

### **Reading and Disposal of Minutes:**

A motion to approve the minutes as after reading of the same was made by Ms. Mann with a second offer by Mr. Hirst all in favor and the motion passed unanimously.

### **Governor Report:**

Mr. Jack Christman reported that at the most recent POA meeting Optical Tell was discussed and the hope that the community would go live on March 5, 2018. After further discussion where specific details of the project were being asked the board directed all homeowners to contact the POA in regards to specifics.

### **Treasurer's Report:**

Financial statement dated December 31, 2017 was presented by Association Manager.

### **President's Report:**

Ms. Wyckoff provided the audience with an explanation of meeting procedures moving forward, specifically that all board business would be discussed by the board prior to opening up said agenda item to the community for input or feedback. It was stressed that all unit owners hold all comments and questions until after the board discussion was completed to ensure that all board business on the agenda for the evening would be addressed. Ms. Wyckoff then introduced the 2018 Board of Directors.

### **Hospitality Report:**

Ms. Thelma Albinder was not in attendance.

### **Safety Report:**

Mr. Bert Molow was not in attendance.

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## Board of Directors Meeting

A **motion** was made to approve the engagement letter for preparation of the community 2017 tax return by Lanter, Leonardo and Discrecenzo, LLC was made by Ms. Wyckoff with a second offered by Mr. Tallum, all in favor and the motion carried unanimously.

A **motion** was made to remove the current towing policy within the community by Mr. Hirst a second was offered by Mr. Tallum, after discussion the vote was three (3) to one (1) against, Mr. Tallum did not vote on this matter. The motion did not carry.

### Discussion/Direction to Management:

- Manager to contact All County Paving to determine best time of the year to begin the street resurfacing project.
- Manager to reach out to colorist and advise that the community would like to add some more color choices to the color pallet book that has been created.
- Manager to contact association attorney and request that an Amendment be made to the documents to clarify the annual meeting election process.
- Board made a decision that all ARB's would require a board signature before sending the same to the POA for approval.
- Board discussed community mailboxes and community standards will consist of a standard "L" shaped mailbox post white in color. Mailbox to be white in color. Applications to be submitted to HOA only for approval POA is no longer approving mailboxes.
- Manager advised that the CEC committee is in need of another member before we can hold another hearing since Mr. Hirst is now a board member. Manager asked if anyone in the audience would be interested in joining the committee no one volunteered.
- Next Board of Directors meeting to be scheduled on March 6, 2018 at 7:00 p.m..

### Adjournment:

With no further business to come before the Board, a motion to adjourn was made at 8:41 p.m. by Mr. Tallum with a second offered by Ms. Linardos all in favor.

Accepted by:



Date

2/6/18