

Miami Lakes Lake Cynthia HOA, Inc.
Board of Directors
Zoom Meeting – Tuesday, June18, 2024, 7:30pm

Attendees: Suzanne Soriano – President
Elias Tobchi – Vice President
Yesenia Moncada – Treasurer
Denise DiPalo – Board Member
Fred Senra – Secretary

- I. Sign-in 7:51pm
- II. **Approval of 5-14-24 Minutes** – **Motion** to approve the 5-14-24 Board Meeting minutes made by Treasurer Moncada, seconded by President Soriano.
- III. **Chairperson’s Report**
 - a. **Tax Return** – President Soriano completed the 2023 tax return.
 - b. **Review of Florida Senate HB1203** – President Soriano reviewed the major bullet points. We will revisit again in the future with new board members.
 - c. **Guard Gate District Budget** – The Special Taxing District budge did not increase this year. Per the town, capital improvements to the guard gate cannot be done without all 841 members voting on it.
 - d. **Speed Bumps** – Speed bumps are being installed in the visitor’s lane of the guard gate to aid the flow of traffic and prevent cars from speeding through.
- IV. **Vice President’s Report**
 - a. **Status of Paving Project** – Secretary Senra met with the Town Manager and the Zoning and Planning Manager. As a result, we only need to submit a survey with the permit application. We no longer need to hire a civil engineer. Vice President Tobchi is getting surveyor proposals.
- V. **Treasurer’s Report**
 - a. **Status of Operating Account** –Treasurer Moncada provided the accounting for March, April and May.

b. Status of Special Assessment – All special assessments have been collected and deposited.

c. Status of Annual Dues – To date we have 24 pending to be paid.

VI. New Business

a. A reminder to townhome owners: During heavy rains, if you see a drain grate covered with leaves, please clear it to avoid unnecessary flooding.

b. Next HOA Meeting – A meeting will be scheduled in July, date TBD.

VII. Adjournment 8:55 pm