



DRAFT

Boynton Waters Homeowners Association, Inc.

March 13, 2021 Annual Meeting

Outside Guardhouse

**Minutes**

1. Call to Order
  - a. Meeting was called to order at 10:00 AM
  - b. Roll Call
  - c. Present: Carlos Souto, Chuck Mucciolo, Michael Decrescenzo, Mark Halmo, Sherie Coale, and Robert Pickman  
Also, present Angie Curtis from APM
2. Officer's Report
  - a. The gate system has been updated; comcast was removed as it was affecting the connectivity and causing the keypad to not work and calls not go through. The system is now running on a cellular system which has improved the operation. The only things still being addressed are incorrect phones and minor contact info updates.
  - b. New landscaper was hired, and the palm trees were cleaned up.
  - c. The association is gathering proposals for an entrance remodel to make it brighter and nicer.
  - d. Robert mentioned the lakes are low right now which cannot be controlled as the Lake Worth Water Utility manages the water levels. A plus to the water below low is that its allowing grass to grow which helps prevent eroding
  - e. Carlos Souto gave report of financials and account fund balances.
  - f. There is a correction that needs to be made, there was a transfer from the main reserve into the street reserve; a transfer from the operating account needs to go into the main reserve to cap it at \$50K.
  - g. Mark spoke about the lakes and how it is the time of year where waters are low, the fish are doing well, and the plants that have gone will come back as the water levels return. The lake bank is being held by the grass that has been growing. One concern is Alligator seeking; there are signs going up for owners to take caution around the lakes.
  - h. Mark also mentioned that the trees along the lake can be staked or removed to avoid them falling into the lakes, this is something he will have research further.
  - i. Mark made an announcement that he would like to have an educational gathering to show owners, residents, and kids in the community a little bit about the lakes.
3. Election
  - a. One position is open and no intent to run was submitted; the floor was open to nominations. No made any nominations for the open position.
  - b. Since there were no intent to run and no nominations the board may appoint a member to fill the position at a board member.
4. Adjournment
  - a. Chuck Mucciolo made a motion to adjourn the meeting at 10:25 AM and the motion was seconded by Mark Halmo, with all in favor. **Motion passed.**