

Boynton Waters Homeowners Association Regular Meeting Minutes

February 15, 2024 7:01 pm

Roll Call: Present were - Mark Halmo (Chair), Linda Delpopolo (Vice-Chair), Sherie Coale, Evelyn Vargas; Robert Recupito, APM. A much appreciated William Dardick has resigned from the Board.

- **January Minutes:** Motion - Linda Delpopolo moves to accept the January 2024 Regular meeting minutes as presented; Evelyn Vargas 2nd. Vote: Ayes all, unanimous.
- **Lakes & Landscape** – The ficus hedges were sprayed approximately two weeks ago, fertilized last week, and to be sprayed again soon.
Bladderwort occurring in the lake when the hydrilla is removed.
The trimming of the dead palm fronds has been completed.
Due to the low level of plant matter in the lake, grass carp should not be ordered at this time due to the potential for starvation.
The aerator on the NW corner between Watercourse Way and Lakeside Lane will require an upgrade to ¾ horsepower and will cost around 1K.
Reports of a large alligator (@10 ft) continuously lounging in the yard behind a residence on Cascade Court.
Discussion regarding acquisition of quotes for the entrance sign landscaping. Evelyn should proceed with obtaining those quotes. The recently approved budget allows for this to occur at this time.
The gate house exterior painting should not occur until after the island landscaping is completed.
- **Architectural Review Committee** – The committee is in receipt of two ARC forms. The form is being revised to remove requirement for license and insurance.
Discussion regarding whether the HOA should allow metal and flat concrete tile roofs. Request opinion of Board attorney.
- **Violations** – Any result from the Fine Committee stands as is. The Board noted and reviewed new letters recently sent as well as 2nd reminder letters .
- **Solicitors** – Clarification that soliciting is not allowed in the neighborhood regardless of whether it is a relative of resident or not. Recently there have been at least four noted incidents of door to door solicitation.
- **Parking** - Repeated violations of no parking in the street. Parking on the apron (area between the street and sidewalk) could be allowed but only in the correct direction. This area does not belong to the property owner. Overnight parking is considered from dusk to dawn.
- **Increase of Insurance Coverage** – Search continues for new carrier with intent to increase to liability coverage to 5 million dollars.
- **Annual meeting discussion** – How many seats will be open and what the size of the Board should be. General consensus was that a smaller 5 member might be preferable however the documents may indicate up to 7 Board members.
- The first quarter HOA fee coupons were mailed and received along with the balance of the fiscal year coupons. Currently there are approximately 11 outstanding accounts with HOA fees due.
- **Violations-** Two items (separate violations-same property) were voted on and passed along to the Fine Committee for action. Motion: Mark Halmo moved to recommend assessment of \$100 per day per violation; Robert Uhrie 2nd. Vote: Ayes all, unanimous.
- **Community Comment:** Inquiry about upgrading the current call box as it is not being used to full capability. The upgrade would increase costs by several hundred dollars per month, the cost is not in the budget.

Motion to adjourn- L. Delpopolo; S. Coale 2nd. 7:39 PM