

# *Miami Lakes Loch Isle Homeowners' Association, Inc.*

## **Board of Directors' Meeting Agenda**

Wednesday, January 21st, at 7:00 p.m.  
Miami Lakes Youth Center 6075 Miami Lakes Dr.

- I. Call to Order
- II. October Meeting Minutes
- III. Reports
  - a. Financial
    1. Qtr./Monthly Budget Report
    2. Special Assessment Budget Report
    3. Cash Flow Projection
  - b. Management
    1. Monthly Report
    2. Levy of Fines for Documented Violations
  - c. Committees
    1. Governing Doc Amendment
    2. Road and Drains
      1. Curbs, Question & Answer
      2. Final Report/Financials
      3. Next Steps
- IV. Unfinished Business
  - a. Arborist Evaluation of Community Tree Trimming
  - b. Approved Deck Surface and Colors
  - c. Revisit Iguana Infestation
  - d. Reserves -Update
  - e. Community No Fishing Signs - Update
- V. New Business
  - a. Irrigation System
  - b. Painting – Light Posts, Mailbox Clusters
  - c. Seasonal Community Gathering
  - d. Exterior Modifications
- VI. Open Forum  
*(Please note: Residents may express concerns for up to three (3) minutes. A manager or member of the board may give a brief response. Speakers must observe proper behavior and rules of decorum (speakers may not transfer their time to others).*
- VII. Adjourn

**Mailed & Posted on Loch Isle Bulletin Boards: January \_\_\_\_\_, 2026**

## ***Miami Lakes Loch Isle HOA Board Meeting***

**Date:** January 21, 2025

**Location:** Miami Lakes Youth Center

**Call to Order:** 7:01 pm - President Mayra Alonso

**Officers and Directors Present:** (5) Mayra Alonso (P, D), Myriam Rodriguez (VP, Sec, D), Darlene Watson (D, T), Sherry Jones (D) Patty Stanley (D) **Absent:** (0)

***It was noted that no one present was recording the meeting.***

### **Approval of Previous Minutes:**

- **Motion to approve the minutes of the October meeting.** Motion: Mayra Alonso; Second: Myriam Rodriguez. **Motion Carried.**

### **Financial Report:**

The 3<sup>rd</sup> Qtr Financial Report was presented and is attached to the meeting records. No action required.

### **Management Report:**

- The management report was presented. Three violations may be referred to Board for Fining Committee. No action required.

### **Governing Documents Amendments Project:**

- Board discussed legal firms for governing document restatement. **Motion to engage Basulto Robbins & Associates;** Motion: Mayra Alonso; Second: Darlene Watson. **Motion Carried.**
- Discussion on recruitment of community member involvement and joining the committee. **Motion to chair committee;** Motion: Mayra Alonso; Second: Myriam Rodriguez. **Motion Carried.**

### **Road and Drain Committee:**

- Board discussed timing for road curing and seal coating.
- Contingency funds were not utilized during the resurfacing project and may be used for the first seal coating.
- **Motion to obtain three bids for road seal coating to be scheduled for August-September 2026.** Motion: Mayra Alonso; Second: Myriam Rodriguez. **Motion Carried.**

### **Unfinished Business:**

- Arborists will perform a tree assessment focusing on trees that could pose hazards prior to storm season. Written report will be provided. Homeowners with hazardous trees on their lots will be required to prune prior to storm season. No action required.
- Evaluation of deck surface and paint color standards ongoing; committee to present narrowed options for approval at next meeting. No action required.
- Discussion of reserves; need for a reserve study before membership vote. Board to review proposals. No action required.
- Governing documents allow residents to fish in our lake; signs and rules to be updated accordingly. No action required.

### **New Business:**

- Discussion on exploring irrigation system options for future landscaping projects. **Motion to gather estimates.** Motion: Mayra Alonso; Second: Sherry Jones. **Motion Carried.**
- **Motion to seek estimates for painting light posts and mailbox clusters.** Motion: Mayra Alonso; Second Darlene Watson. **Motion Carried.**
- **Motion to implement two (2) community social gatherings a year (May, December 2026).** Motion: Mayra Alonso; Second: Myriam Rodriguez. **Motion Carried.**
- Board reviewed ARC Package for Modification of window and doors. Application attached to meeting records. **Motion to approve ARC application;** Motion: Mayra Alonso; Second: Myriam Rodriguez. **Motion Carried.**

### **Open Forum:**

- Homeowner asked if ducks could be transported out of community.

### **Adjournment:**

- **Motion to adjourn meeting at 8:40 pm.** Motion: Mayra Alonso; Second Myriam Rodriguez. **Motion Carried.**

*\*These minutes are a summary of actions taken by the Board of Directors and are not intended to be a verbatim transcript of the meeting.*

**Certification:**

I hereby certify that the foregoing minutes are a true and correct record of the proceedings of the Board of Directors meeting of the Loch Isle Homeowners' Association, Inc.

**Secretary**

Date: \_\_\_\_\_