

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

Board Meeting Agenda

Monday, June 17, 2024 at 7:00 p.m.
Miami Lakes Youth Center 6075 Miami Lakes Dr.

- I. Call to Order
- II. Approval of Secretary April and May Minutes
- III. Presentation of Reports
 - a. Financial Report:
 - 1. Monthly Budget Update
 - b. Management Report
 - c. Committee Reports
 - 1. Roads and Drains
 - 2. Party/Privacy Wall
 - 3. Landscaping
- IV. Unfinished Business
 - a. No Parking Signs
 - b. Gov Doc Amendment Suggestions Due Date
 - c. Sprinklers on West Side
- V. New Business
 - a. House Bill 1203 - Garbage Receptacles
- 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

Miami Lakes Loch Isle HOA Board Meeting

June 17, 2024

Held at the Miami Lakes Youth Center

Meeting was called to order: at 7:01pm by President Mayra Alonso

Officers and Directors present: Mayra Alonso, Myriam Rodriguez, Darlene Watson, and Barbara Fandino-Capin, of The Capin Group Management Company

Homeowners in attendance: Candy Herlth, Evelia Beldzik, Irene Obeso, Florentino Obeso, Sherry Jones, Bob Jones, Dave Oliver, Adrienne Chiron, and Lourdes Nocola

Approval of Secretary minutes: Revised April - Mayra had incorrect April minutes, will be read in July. **May** was proposed by Myriam and approved by Mayra, 2nd by Darlene

Treasurer Report:

- Report through June 17, 2024 detailed all regular monthly expenses. Pending payments to Lake Doctors, landscaping, pressure cleaning, and survey for roads.

Management Report:

- Ballard's installed around the SE corner of the wall
- Town of Miami Lakes sited Loch Isle to paint the south side wall facing Miami Lakes Dr.
- CAM will secure pricing for painting

Committee Report

- Party Walls: Myriam reported that vendors do not show up to give quotes, nor send quotes after visiting Loch Isle. The committee proposed that when the time comes homeowners may select vendor of their choice following the HOA color, material and design as approved by board and following all modification guidelines.
- Drains and Roads: Mayra reported that the SE drain cleaning was postponed due to a vendor medical issue. Surveyor selected by the board did not respond and new bids are being collected.
- Landscape Committee: Adrienne/Darlene are getting quotes for different projects around the community. Adrienne also asked for pricing on soil and stones to replace along the common areas. She is also looking into grants for future projects.

Unfinished Business:

- No parking signs were suggested as an option for improper parking – the CAM will provide 3-4 estimates of costs
- Tow company has been contracted
- Governing documents – Mayra asked to review current documents and identify and necessary changes for the July board meeting
- Sprinklers on West side – send homeowner a letter from the CAM

New Business:

- Garbage receptacles: New Florida Statute starting on July 1st – Homeowners will have 24 hours prior to take out trash and 24 hours after to pick up trash cans

Open Forum:

- Adrienne asked about grievance committee – Barbara mentioned that there are only 2 volunteers at this time and 3 are needed
- Commercial Vehicle parking new statue explaining what a commercial vehicle is – lift trucks are not permitted – HOA not allowed to ask homeowners to remove commercial vehicles with or without signages
- Irene asked to be removed from the Board of Directors

Adjournment:

- Mayra made a motion to adjourn at 8:05pm, 2nd by Myriam. All present in favor.

Upcoming Meeting: Monday, July 15, 2024 (7pm) at the Miami Lakes Youth Center