

# Budget questions and concerns

October, 2020

- Questions were received on the bidding process: Whenever a new vendor is used, the HOA will attempt to get three responsive bids. The contract is usually awarded to the lowest responsive bid.
- There was a complaint that there were weeds in a resident's yard: Fertilizer and insecticide are applied to every yard. The problem with this resident's property is he parks cars on the grass in his front yard. The HOA should post a schedule on when the fertilizer and insecticide is applied on the web site so that the property owner can move his car in the future.
- We reported that the chain link project is completed. The fencing has been inspected to determine if there were any further breaks and has been repaired.
- There was a report that there were coconuts and debris on the lake shores: This is an additional charge under the lake maintenance contract. The HOA will schedule two periodic cleanups to improve service.
- Last year it was reported that the debris in back of the fences on 124<sup>th</sup> Avenue, 122<sup>nd</sup> Avenue and 133 Terrace had accumulated. The removal is done on an as needed basis. During the review of the contract with Miami Management we will discuss making this a periodic service.
- After the meeting a homeowner complained that the curbs and the posts were marked up and needed painting. Two years ago, and again last year painting was applied. Now again this year we have the same issue. The Board should consider painting the curbs and posts on a periodic basis. Since the drivers seem to run into the curbs too often, we will paint on a semiannual basis to keep a fresh look to the property.
- There was an opinion expressed that the U/V lights installed to kill coronavirus and mold was ineffective. A scientific study conducted by Columbia University determined that this is effective to kill the Coronavirus. This project has been completed and is installed. The

new Covid task force has advised that in addition to hand washing, wearing masks and social distancing that ventilation systems be update. The HOA has already taken that action.

- Zoom meetings: One resident questioned why the meeting was in person and not a Zoom meeting. It was explained that most meetings will be Zoom meetings going forward, however, the annual & budget meeting usually generates additional interest so that this meeting was an in person socially distanced meeting.
- One resident questioned why the September meeting was not posted. It was posted. In the future time and date stamped pictures of the posted agenda will be taken.
- Several residents complained last year that there was debris accumulating between the back fences. The Board of Directors will meet with the vendor and review the contract to make sure the common areas behind 133<sup>rd</sup> Terrace and 124<sup>th</sup> Avenue are cleaned periodically.
- Telecommunications account. The Association maintains several business accounts. The clubhouse has two telephone lines, a fax line and an internet account. The guardhouse has one telephone line and a separate line for the computer.
- A request was made for the addition of speed bumps. A traffic study is being conducted to be used for the design of our roadways which will be rebuilt. The Association will include a plan for effective traffic calming solutions which comply with national and county standards.
- A request has been received by a resident asking that children at play signs be placed in the area of 133 Terrace. The signs will be placed in the near future.