**FEBRUARY 2024 BOARD OF DIRECTORS MEETING MINUTES**

## Date: February 26, 2024 Location: Teleconference via Zoom

**Board Members** Name Title Present Absent

Gary Clinton President**🗹 🞎**

Winston Lucky Vice-President **🗹 🞎**

Mark Ziemba Treasurer **🗹 🞎**

Bob Mulindwa Secretary **🗹** **🞎**

Miguel Bustamante Member **🗹 🞎**

**Miami Management:** Al Fontana Property Manager **🗹 🞎**

**Others: Homeowners**

Toni Pati Jackie Costa

Norman Pati Pedro Morales

Elizabeth Young Ricardo Costa

Amanda Hart

Meeting was called to order by Mr. Clinton at 7:00 p.m.

* Mr. Clinton established that enough board members were present to have Quorum for the meeting to proceed.

**President’s Report**

* Mr. Clinton stated that the Northwest Gate Project is almost completed and awaiting the electronic work to be completed. Completion will be sooner than the previous gate project.

**New Business:**

* Fence Options and materials are currently being reviewed by the ACC.
* Mr. Lucky stated that the shadowbox pattern currently approved will be updated and a new pattern and color is in the process of approval to update the durability and look of the community.
* Mr. Bustamante asked for clarification regarding the color approves and patterns to be utilized. Mr. Lucky stated that Vertical Patterns are preferred to maintain the current aesthetics of the community.
* Mr. Lucky stated that the current task at hand is to select a compatible pattern.
* Mr. Ziemba clarified that the material is Ecofriendly and durable.
* Mr. Clinton stated that the new fence design will be an addition to the currently existing standards.
* The Architectural Committee will research and provide recommendations for additional companies and materials after approval of vertical pattern approvals.
* Mr. Fontana stated that the documents do not allow wood fences around the bank of the lake. Clarification needs to be made as to the maintenance of the existing rules.
* Mr. Mulindwa asked for clarification regarding the mixture of materials around the property. Mr. Fontana also clarified that approval for homeowners to have different materials in the property should require a waiver for the installation and change of the fence. Mr. Fontana will relate the questions regarding the neighbors/fence issues that may arise in the future.
* Mr. Lucky stated that at the present time the selection of the pattern is the principal concern. All subsequent items will be revised after selection and approval.

**Community Input:**

* No community input questions or clarifications.

**Adjournment**

There being no further business to discuss Mr. Clinton made a motion to adjourn. The Motion seconded by Mr. Lucky – All in favor – **Motion Passed.**

**The Meeting was adjourned at 7:34 p.m.**