

Loma Del Sol Homeowners Association, Inc.

Thursday, February 8, 2018, the Board Meeting was called to order at 7:00 P.M.

We had a quorum of Board members, as Sheila Brazina, Frank Cardinale, Don Chase, Lucille De Feo, Marylu Mariniello and Frank Reynolds were present.

Art Kastner was present as the Sergeant of Arms.

Everyone said the Pledge of Allegiance.

Treasury Report (Marylu)

Center State Operating	\$49,745.07
Center State Money Market	30,122.71
Wells Fargo Money Market	27,527.75

Don motioned to accept the treasury report and Frank Reynolds seconded it.

ARB Report (Frank De Feo)

Approved:

Driveway stain (1)
Fence (2)
Front door replacement (1)
Landscaping (2)
Painting (9)
Roof replacement (16)
Tree removal (2)

Assessment Issues (Lucille)

Lucille said that anyone who paid their assessments late this year will have a \$25 fee attached to next year's invoice. She also discussed a list of current unpaid

assessments from our Attorney, which he is addressing.

Violations (Don)

Don said that he didn't check for violations after the hurricane. Then he was busy with the irrigation problems and we had the holidays. But now, he will start driving through the Community checking for issues. Sheila will work with him on this also.

Landscaping (Don & Frank Cardinale)

The T & M new landscaping contract was signed for a three year period, which has added more expenses to our budget. Frank Reynolds motioned to accept the new contract and Don seconded it.

Randy Thomas of T & M spoke at length about the new irrigation system with micro jets and landscaping. He stressed that many shrubs are dying due to lack of water and that some trees are infested with a disease. His Crew has been spraying and fertilizing the shrubs to save them. Some will be removed, but others will survive. Upgrades to our irrigation system will be ongoing due to age and wear.

Some people are not picking up after their dogs. Don spoke of getting the Polk Sheriff's Department involved, taking pictures and staying on top of each situation. He noted that the offending dog Owners will first get a warning, but if the problem persists, the dog can be taken away from the Owner. Kate Bernard discussed her situation with the Lennar Community Homeowner and the Osceola Sheriff's Department

Frank Cardinale brought up a Christmas park party again and Marylu told him this is a liability issue for the HOA and that no information can be requested for children's names or ages. This is now done.

Security Cameras in the park (Lucille & Don)

Vandals stole Christmas lights and Homeowners leave dog waste. One woman puts the waste in a plastic bag and leaves it there in the park. We plan to add

cameras to the park to address these and other issues. Then we will add cameras to the entrances.

Garage Sales (Sheila)

The dates are March 24 and November 10. The hours are 8:00 AM to 2:00 PM for both days. The website will be updated.

Advertising on our website (Marylu)

We have a domain from Go Daddy, but a website from Google. We pay for Go Daddy, but Google is free. Then recently, advertising started showing up on our website. Marylu contacted our web person who said that Google randomly selects websites for advertising to keep costs down or we could pay \$4.00 per month to avoid this. We chose to pay the \$48.00 for the year.

Increase Assessments (Lucille, Frank Cardinale & Frank Reynolds)

All three were in favor of an assessment increase. Lucille wanted to raise it \$25 per year and Frank Reynolds wanted \$50. They cited the landscaping contract increase, park cameras, park equipment which needs replacing and ongoing landscaping and irrigation issues.

The Board voted 5-1 for the \$25 increase, with Marylu against it.

Warehouse Rejection

All of the protests, letters and attendance convinced the County Commissioners to vote against building the gigantic industrial warehouse in a residential area. Kate Bernard still questioned why our Attorney would not write to the Commissioners or why we would not allocate funds for the Attorney that they hired. We also did not pay for food for the victory party. Per our Attorney, each Homeowner had to deal with this situation, not the HOA, which represents Homeowners who were for it and those against it. We had to stay neutral.

Frank Cardinale motioned to end the meeting at 8:05 PM and Sheila seconded it.

**The next Board meeting is scheduled for Thursday,
May 10, 2018 at 7:00 P.M at the
Polk County Sheriff's Facility,
*1100 Dunson Road***