

TAMARAC LAKE COLONY
BOARD OF DIRECTORS
Minutes of Regular Meeting
Saturday October 22, 2022

Call to order at 10:00 AM

ATTENDEES

Gene Southwick
Steve McKenna, Treasurer
Tasio Vasquez
Irving Rivera
Nadia Shaver, Property Manager, Property Keepers

Verification of publication of notice on portal and sign board posted at the clubhouse to all homeowners.

OFFICERS REPORT –

- The next meeting will be the HOA meeting on Thursday 11/17/22, at 7 p.m.

Treasurer Report:

Operating Account: \$36,645.18

Reserve Account: \$1,888,913.18

UNFINISHED BUSINESS

- 3 D Paving – striping job is not done, and they must return on site. Partial invoice was submitted to be paid in an amount of \$77,328.80. \$38,664.40 – will be hold as per contract until the contractor will finish the job and does go over the punch list.
- Expected completion date – meeting with a vendor needs to take place to go over the spreadsheet with uncorrected issues.

Manager's Report:

Expense under \$200

- A1 Backflow Service completed - \$100
- Robert Dougherty outstanding invoice from July 9, 2022 Site Job: 7270 was resubmitted in an amount of \$475, was approved to pay

E-mail approvals: Robert Dougherty Date: September 23, 2022 Site job: 7035 Marlbarry Lane Amount \$1,600 – crack on a wall was approved.

Closed repairs with Surveys – tabled.

Tennis Court: Tamarac city was contacted. List with necessary documents were requested to reactivate the permit. Civil Engineer needs to be hired to do drawings for a project.

City of Tamarac sidewalk repair: The city is currently waiting for the Budget to be approved, when approved management will be notified to schedule the repair.

ACTIONS TAKEN:

- 7112 Carrisa Ct – 2 polls rotten on the bottom, roof support. Cost \$875 – Motion to approve made by Gene/Steve.
- Replacement of 6 section of wood picket fence located at Brookwood and McNab Rd. Cost \$1,675 – Motion made to approve by Tasio/Steve.

10/22/2022

- Gemlawn – proposal for root prune + Dead Palm tree removal – needs to be clarified an address;
- Gemlawn Proposal for tree removal was presented:

7157 Wisteria Way 3 Queen Palms

7057 Marlbery Ln 1 Queen Palm;

7216 Primrose Lane 1 Robellini;

7113 Mimosa Way 1 Queen Palm;

Cost: \$1,200

Board requested to call City of Tamarac to verify requirements for replacement. Manager was requested contact Lawn Enforcement for a quote to remove the trees.

- Gemlawn Palm Trimming: Cost \$19,960.06 – new estimate was required by the Lawn Enforcement.

Tabled Items:

Chair Lift for the pool:

Proposal from Next Day Access in an amount of \$8,882.87

AmeriGlide: \$5,558.64 – installation is not included

Community Involvement

- 1) BBQ Holiday Party was discussed to set in Late November or late December
 - a) Committee to organize BBQ/Holiday Party
 - Patricia
 - Maxine
 - Roxene

NEW BUSINESS:

- a) Cardassi – Paint Job total proposal amount: \$241,200
- b) Gladstone & Company, CPAs – New Agreement for 2022 require signature

ADJOUNED at 8:15 PM

Secretary Certification:

I certify that the foregoing is a true and correct copy of the minutes.

Date: 11/17/2022

Tanya Rivera
Print Name

[Signature]
Signature

Chair Approval:

I certify that the foregoing minutes were approved by the Board of Directors.

Date: 11/17/2022

GENE SOUTHWICK
Print Name

[Signature]
Signature