

TAMARAC LAKE COLONY
BOARD OF DIRECTORS
Minutes of Special Meeting
Thursday, April 9, 2020

Meeting called to order at 7:07 p.m. Virtual meeting due to COVID 19 pandemic. Quorum established.

ATTENDEES

Lionel Nimmo, President
Steve McKenna, Treasurer
Carol Gagnon, Secretary
Irving Rivera, Director at Large
Sue De Pasquale, Director at Large
Julia Bailey, Property Manager

ABSENTEES

Lorraine Morales, Vice President (Excused)
Barry Harris, Director at Large (Unexcused)

Verification of publication of notice by email and on website to all homeowners.

PRESIDENTS REPORT

- Until the COVID 19 pandemic is over meetings will be held virtually and most of the community information will be found on the website or via email. If you are not on the email listing please send your information to the Property Manager or tlcbod@googlegroups.com.
- Julia from Integrity Property Management joining for first official meeting since they took over for PAM on April 1, 2020.
- The next board of directors meeting will be held virtually on April 23, 2020. Check the website for joining information.
- The annual meeting needs to be rescheduled as it was postponed due to the COVID 19 issue. Waiting for legal counsel as are ballots involved for both the amendment and the board of directors and may require a physical presence for the meeting. As board elections were included, the current board will stay on until the situation is resolved.
- The pool and tennis courts have been closed due to Broward county emergency regulations. Complaints of people climbing over fences and using them need to be directed to the Sheriff's Office and Property Manager. City of Tamarac non-emergency sheriff's office number is 954-720-2225. Cleaning company reported to Property Manager that people area still using the restrooms despite the pool being closed.
- Member HOA fees will continue to be collected. Spoke with both the attorney and the property manager about this topic. More details will be provided in the April 23rd meeting.
- Gem Lawn was approved to begin trimming the hardwood and palm trees. Start date TBD. Check website for updates. Residents will need to help by moving their vehicles out of the way to avoid property damage.
- The new head of Communications Committee Eddy will begin updating the website.
- Residents are reminded to contact the property manager first for complaints. If they don't get a response from the property manager then reach out to the board via email: tlcbod@googlegroups.com
- The sidewalk chalk art contest winners were: 7259 Solandra, 7080 Lantana and 7078 Lantana.
- Daniel from Comcast is present at the meeting to discuss any board questions on the renewal of their contract with the association.
 - Renewing what already have in place from prior board. Comcast cannot police the marketing exclusion can only give the HOA a citation.
 - The contract is an easement and service contract allowing them to enter the property to service common area infrastructure and exclusive marketing rights.
 - The marketing options in agreement are tied in with the service agreement and cannot be separated

ACTIONS TAKEN

Motion by Sue, seconded by Steve to approve the Comcast renewal contract as is with exclusive marketing and all infrastructure repair/upgrades for free with monetary compensation to the community. All in favor. MC.

Motion by Carol, seconded by Irving to approve a \$75 budget for IPM to install locks and latches on the clubhouse restroom doors to secure them closed as people are still using them despite the pool area being shut down. Four (4) in favor - Carol, Steve, Irving, Lionel; one (1) opposed - Sue. MC.

Motion by Sue, seconded by Steve to reduce the cleaning services by Cleaning Cadet to once a week and reduce the cleaning fees as well due to all amenities being currently closed. All in favor MC.

Motion by Sue, seconded by Irving to approve the ARC window replacements for 7054 Lantana contingent on valid insurance information. All in favor. MC.

ASSIGNMENTS

1. IPM to get board approved Comcast approved contract from Daniel.
2. IPM to get with Gem Lawn for start date of hardwood and palm tree trimming.
3. IPM to install board approved locks and latches to clubhouse restroom to prevent usage during the closing of the pool. IPM will make sure that the doors are locked shut after cleaning of the restrooms.
4. IPM to contact Cleaning Cadet to change from twice a week to once a week cleaning of amenities and a reduction in the cleaning fees.
5. IPM to ask Better Pools and Spas about a reduction in pool and spa care as amenities are not being used at this time.
6. IPM to contact homeowner at 7054 Lantana to let know ARC for windows was approved.
7. IPM to let sidewalk chalk art winners know.

Motion by Steve, seconded by Carol to adjourn the meeting at 7:46 pm. All in favor MC.

Secretary Certification:

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

Date: ____ / ____ / ____

Print Name

Signature

Chair Approval:

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

Date: ____ / ____ / ____

Print Name

Signature