

Meeting Minutes

Friday, April 13th, 2007

Falcon's Lea Patio HOA
14950 Norfolk Lane
Davie, Florida 33331
www.falconsleapatio.com

Location:

Ivanhoe Community Center

Board Members Present:

President: Jeff Sanford

Vice President: Cynthia Machanic

Secretary: Heather Skinkis

Treasurer: Christine Buckley

Meeting called to order at 7:31pm by Jeff Sanford.

New Business:

President – Jeff Sanford:

- Turned over Falcon's Lea Patio Homeowner's Association bank statements for the month of March, deposit slips and bills to be paid to Christine Buckley, Treasurer.
- Had three requests for approval of house paint.
- HOA meetings at the Community Center or pool. Board Members approved to continue to have the meeting at the Community Center.

Vice-President – Cynthia Machanic

- Nothing to report at this time

Secretary – Heather Skinkis

- Explained the purpose of having a 2" overlay done on the driveways.
- Have appointed Falcon's Lea Patio HOA Attorney come out to talk with the Board Members and Homeowner's.
- Motioned to approve to purchase the Association Seal for the documents. Board Member voted and approved the purchase of the HOA Seal.
- Web site has been completed and is up a running.

Treasurer – Christine Buckley

- Motion to approve FY-07 Budget. Board Member voted and approved.
- Need to discuss and determine fees for violations.

- **Determine time for HOA to complete home inspections: Saturday, April 28th, 2007, at 9am.**
- **Send out reminder notices for those who have not paid HOA dues.**
- **Resident at 6371 Plymouth Lane paid \$375 in HOA dues for FY-07. Requested approval to send homeowner a check for \$25.00 for overpayment.**
- **All work to be completed within the Common Area needs to have 3 estimates and voted on by the Board Members. JD Electric has the approval to finish around the pool area.**
- **Broward Beautiful Grant for HOA for \$1,500-\$15,000 for landscaping in Common Areas. Grant will cover plants, sod and mulching. Grant is dollar for dollar match. Must submit Grant by June 8th, 2007. Broward Beautiful Grant is having a workshop at:**
 - **Cooper City Community Center on April 17th @ 6pm**
 - **Pine Island Multi-purpose Center on April 24th @ 6pm**
- **Falcon's Lea Inc. Corporation is now reinstated**
- **Obtained the names of two attorneys to represent Falcon's Lea Patio Homeowner's Association. Discussed the pros and cons of both attorneys'. Board Member approved Becker and Poliakoff, P.A. to represent Falcon's Lea Homeowner's Association.**
- **Status on Insurance in the Common Areas. Currently there is no insurance. Jeff Sanford is waiting for the insurance company to contact him with insurance quote and purchasing options. Purchase of the insurance should include insurance for the Board Members.**
- **Board Members to review the 2007 Account Ledger**
- **Web site – Handed out new Board Members Information sheets which included Board Members email accounts. Explained how to log into email accounts.**
- **Looking into possible credit with the pool service.**

REQUESTS:

15131 Norfolk Lane – Approved paint swatches for house colors: Main – Organza (SW 6637) and Trim – Avid Apricot (SW 6639)

6131 Manchester Lane – Approved paint swatches for house colors: Wall – Classic Light Buff (SW 0050) and Trim - Twilight Gray (SW 0054)

14960 Durham Lane – Approved paint swatches for house colors: Main – Plantation Moss (D68-2) and Trim – White

NOTE: All concrete walls between house must be painted White.

6241 Manchester Lane – Approved Alaska Breeze Corporation for the installation of Shadowbox Wooden Fence and Chain Link Fence. Approved The Shutter Store of Florida, Inc., to install WHITE accordion shutters on all windows and doors of the residence.

Meeting adjourned at 8:54pm.

Next meeting: Friday, May 11th, 2007, at the Ivanhoe Community Center.

**Respectfully Submitted,
Heather Skinkis, Secretary**