

Meeting Minutes

Wednesday, December 16th, 2009

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: Robin Burfeindt

Secretary: Heather Skinkis

Director: Kelley Poole

Treasurer: Christine Buckley

Meeting called to order at 7:40pm by Jeff Sanford.

Jeff Sanford – President:

For 2009 the Falcon's Lea Patio HOA accomplished the following tasks:

- Book with approved color schemes to paint your house
- Remodeled the entire pool including:
 - Diamond Brite
 - New tile around pool
 - Energy efficient light inside the pool (LED Lights)
 - New pool deck
 - New fence / gate
 - New pool furniture
 - New pool signage
 - New light fixtures on poles around the pool area
 - Electrical work done for the new lighting

The missing letters at the entrance were replaced. The wall was repaired from the car accident on Falcon's Lea Drive.

The Goals for 2010:

- Work on re-landscaping the common areas/entrance ways
- Fences:

- Any fences that need to be replaced along Falcon's Lea Drive will be given notices. As a courtesy, the Board will make contact with fencing companies to solicit quotes for replacement fences. The homeowner is ultimately responsible for the cost of replacing these fences and may use utilize whoever they wish to complete the work.

- Paint: Work on painting the concrete wall along Falcon's Lea Drive.
- Hire a Web Master to maintain the HOA website.

Robin motioned to hire a web master - Motion approved.

- Having a form for requests for services on property by homeowner.

Robin Burfeindt - Vice President:

2009 Notices that went out to homeowners:

Roofs: 33 house cleaned their roofs, 8 houses are in the process of filing a claim with their insurance company to replace existing roof (these homes were given a waiver on cleaning their roofs), and 16 homes were given extensions to clean their roofs until Jan. 31st, 2010.

Lawn Maintenance: 11 houses were given violation notices, 8 homes complied, 2 homes still have time to comply and the last home owner made written notice to the board.

Update on the Property located at 6251 Manchester Lane - The homeowner has made contact with the board in regards to the violation notices and has informed the board that she will be working on correcting the violation. Since homeowner made contact with the Board, any work previously scheduled to be completed on this property by the Board has been on hold. This will give the homeowner time to comply with the notices.

Tree Trimming: 2 houses were give violation notices, 1 complied and Lot 34 was given extension until Jan. 31st, 2010 to comply.

Light Poles: 10 houses were given notice to install new light poles (none on property), 9 houses complied, and one house was given extension until Jan. 31st, 2010 to comply.

3 Derelict Vehicles on properties were given notice: all 3 are in compliance (2 are gone and one has a car cover)

Boat Violations:

Lot #116 was given notice to remove boat from front yard..Complied 12/2/09

Lot #157 was given notice to place cover on boat...Has until Jan. 31st, 2010 to comply

Lot #133 - Owner is cleaning the garage and boat will be back in garage this weekend

Commercial Vehicles:

Lot #122 was given notice and owner complied by placing a cover over this vehicle.

Motioned to have someone maintain the Falcon's Lea Patio HOA website. Motion - Approved.

Christine Buckley - Treasurer:

Assessment Collections:

Through March 18, 2009

Currently 35 of the 157 homes have paid in full (\$350) and one has paid \$175.

Bills to be Paid –

FPL -

City of Sunrise -

JRS Lawn -

JRS Lawn -

Weston Pool -

Heather Skinkis - Secretary:

The 2010 Falcon's Lea Patio HOA Board will remain the same:

President: Jeff Sanford

Vice President: Robin Burfeindt

Treasurer: Christine Buckley

Secretary: Heather Skinkis

Director: Kelley Poole

Falcon's Lea Patio HOA Fees for 2010 will be \$350. Notices will be going out and should arrive to homeowners by Friday, January 1st, 2010. Homeowners will be given until February 28th, 2010 to paid HOA Dues for 2010. If Homeowners have not paid their dues in full by June 2010, demand letters will go out and failure to pay dues will result in a lien being placed on the property.

Basketball Structures that are not permanently affix to a property and do not obstruct your neighbors yard, do not require permission from the board. Only those basketball structures that are affixed to the property require approval.

Falcon's Lea Patio HOA Meetings for 2010 (3rd Wednesday of the Month) at 7:30pm at the Ivanhoe Community Center:

January 20th, 2010

February 17th, 2010

March 17th, 2010

April 21st, 2010

May 19th, 2010

June 16th, 2010

July 21st, 2010

August 18th, 2010

September 15th, 2010

October 20th, 2010

November 17th, 2010

December 15th, 2010

Requests:

6160 Portsmouth Lane - House Paint (Main - Softer Tan (SW6141) / Trim - Basket Beige (SW6143) / Facia and Doors - snowbound (SW7001) - Approved

6101 Manchester Lane - Driveway (Cement/Concrete) - Approved

6101 Manchester Lane - Back Patio addition (Cement/Concrete) - Approved

Meeting adjourned at 8:24 pm.

Next meeting: Wednesday, January 20th, 2010, at the Ivanhoe Community Center at 7:30PM.

**Respectfully Submitted,
Heather Skinkis, Secretary**