

DELRAY VILLAS PLAT 2 BOARD MEETING
JANUARY 28, 2020

President George Kuhn opened the meeting at 7:30 P.M. After a Pledge of Allegiance to the Flag, a moment of silence was observed for members passed, family, and the military. Members Present: George Kuhn, Scott Bradley, Wendy Karger, Bill Margillo, Sharon McCloskey. Absent: Arleen Kessler (excused)

Wendy Karger read the minutes of the December 17, 2019 HOA meeting. Scott Bradley noted an error in the Treasurer's Report - BB&T checking should have read \$54,771.24. A motion to accept the minutes, as corrected, was made by Bill Margillo and seconded by Sharon McCloskey. The motion passed.

TREASURER'S REPORT

Scott Bradley reported as of 1/28/20, the BB&T checking account has \$91,669.32. In the AMTRUST Bank, Pool Renovation Reserve has \$46,667.58. The Lake Renovation Reserve has \$107,478.52. The Drainage System Reserve has \$19,980.58. For a total Reserves of \$174,136.68. The Petty Cash Fund has \$50. Total Cash Accounts - \$265,856. Late for one quarter (2 homeowners) \$1,126. Foreclosure or Lawyer handling (1 homeowner) \$1,263. Total Delinquent Amount Maintenance Fee (3 homeowners) \$2,389. A motion to accept the Treasurer's Report was made by Sharon McCloskey and seconded by Wendy Karger. The motion passed.

POOL

Sharon McCloskey reported that the vacuum pump had to be replaced as well as the filter grids. A new water fountain has been ordered and will be installed February 1st. The water temperature has been constantly warm with the exception that the left heater had to be reset one time, possibly a result of the cold weather. All is working well at this time. Wendy Karger has touched up painting around the top of the pool ledge and the pump housing.

LAKES

Prior to his report on the Lakes, President George Kuhn stated that if any homeowner had a question or a relevant statement to add to the subject being discussed during the meeting, it would be encouraged. We would like more participation and input from homeowners.

There have been complaints that PMA was whacking down the grass in the water that Lake Management had planted. The grass will probably grow back, unless the roots were ripped out. After this cold spell we will ask PMA to plant more. Scott added that the weed whacking was too close to the water's edge. He will call Tom about this. George Kuhn stated that the condition of the lakes and quality of the water was basically the same.

There were no reports from: BEAUTIFICATION or RECREATION ASSN.

LANDSCAPING

Bill Margillo reported that he received 3 calls for sprinklers and a number of calls about bushes cut or not being cut. There still is some confusion between the lawn keepers and the reflectors. He has checked zones for missing heads. He will speak to PMA about this. Sharon brought up the problem with a car parked for a long time on a swale. The lawn keepers can't cut the grass around it. George will have a notice sent to the homeowner to move the car. He will handle this until the new ARB is ready.

ARCHITECTUAL

The new members of the ARB are working hard to get started. First we must have new Rules and Regulations drawn up. This will probably come up at our February meeting and when ready everyone will receive a copy. First violation notices will be mild. Second letters stronger, and third unresolved violations will be turned over to our lawyer.

ALLIANCE

Reynolds Pratt reported on the plans for work on Palm Greens, El Clair Ranch Rd. and Lake Ida Rd. and it's effect on our community. He stated that Police reported "no violent crimes in our area" There are many more telephone scams and he advised homeowners not to pick up the phone if you don't know the number. Banks will not come to your door for any reason. Call the police if you have a strange incident with your car. Unused drugs and medications can be dropped off at the Police. A discussion with audience participation followed on other scams taking place.

NEW BUSINESS

Lisa Weingarten wants to crank up the website again. It was shut down for a number of reasons. George Kuhn wants certain restrictions if we authorize the website and feels that the Board must have more control of the information shared and be the primary owner of it. There was a lengthy discussion on the need for a website. Plat 2 information is in our monthly Grapevine and Delray Villas info is available in the Rec News or on Channels 63 and 8001. Unfortunately many homeowners do not read them or come to our meetings.

Another discussion took place on the problem of cars turning into the North entrance to Via Vesta when they see they can't go over the bridge. The swale is denting and people in the area are being disturbed by speeding cars. A better sign needs to be placed to notify cars before they get to that point directing them to Lake Ida Rd.

Scott Bradley stated as soon as Lake 1 is finished a large amount of money is needed to repair the drain system for the roads and under the swales before deteriorating old pipes collapse. Maybe sleeves can be added. If this does not work, we may have to dig things up and one house may lose their garage. We will put more money into the reserve for this work.

A Motion was made to close the meeting at 8:10 PM. Motion passed.

Respectfully submitted,
Arleen Kessler, Recording Secretary

