

**DELRAY WEST ESTATES BOARD MEETING
AUGUST 27 , 2019**

President George Kuhn called the meeting to order at 7:30 P.M. After the Pledge of Allegiance a moment of silence was observed for the departed members. Families, and servicemen.

Board members in attendance were George Kuhn, Bill Margillo, Sharon McCloskey, Wendy Karger and Scott Bradley. Absent: Ed Redder (not excused), Ed Clemon (excused) and Arleen Kessler (excused).

There were no new homeowners present.

George reported that the cut in the hedge was done by the County, not one of our residents.

Scott Bradley read the Minutes of the July 25, 2019 meeting. Several corrections were cited. Sharon McCloskey's statement about the cost of the 8 ft. canopy should have said "for an additional \$500." Pat Kuhn reported that she wanted to move the chopped trees and plant them around the pool. George Kuhn stated that he had not voted and therefore the motion re eliminating Ed Redder's position was not voted on by ALL the Board members. Sharon requested \$350 was for the November Pool Party. A motion to accept the minutes with these corrections was approved.

TREASURER'S REPORT

Scott Bradley reported that as of August 27, 2019, the BB&T checking account was \$88,176.77. In Am Trust the Pool Renovation Reserve was \$38,691.82. The Lake Renovation Reserve was 92,468.91. The Drainage System Reserve was \$4,980.08. Total Reserves was \$136,140.81. \$50 was in the Petty Cash Fund. Total Cash Accounts \$224,367.58. Capital Contributions Collected \$10,760. Special Assessment Collected \$138,600 (173 full payments). Late for one quarter (6 homeowners) \$3,378.00. Late for two quarters: none. Foreclosure or Lawyer handling (2 homeowners) \$10,714. Total Delinquent Maintenance Fee \$14,092. Special Assessment (3 homeowners) \$2,500. (Lawyer handling all three cases.) Total Special Assessment Delinquent Amount \$2,500. Grand Total \$16,592.

A motion to accept the Treasurer's Report was made by Sharon McCloskey and seconded by Wendy Karger. Motion passed.

COMMITTEE REPORTS

POOL

Sharon McCloskey stated that Coastal has gotten the required permits to start the canopy. They will let us know on 8/29 when we are on their schedule. The Pool Party for 9/1 may be cancelled due to storm warnings. We will know by Thursday. Bill Margillo took the lock off the broken gate and put it on the gate at the front of the pool house building. The Pool expense proposal for 2020 HOA Board Meeting is being submitted. Sharon is not expecting any more expenses than usual for 2019.

Sharon is hoping to have a Fall Pool Party in November. She will have to purchase hot dog and burger rolls and have money for Mike the D.J. The total cost will be \$350.

LAKES

George Kuhn reported on the Lake & Wetlands Inspection performed on 8/12 and 8/16. Everything was the same. The quality of the water is poor. There is some algae. Fish carcasses were removed. Scott Bradley asked if an aerator would make a difference. The fish seem to be suffering. Steve Lutsk and Scott feel PMA is cutting grass too close down to the roots. Bill Margillo will speak to PMA about this. PMA and Lake budgets will be the same. We are receiving new trash cans very soon. Do not use until October 1st.

LANDSCAPING

Bill Margillo reported that 14 missing or broken sprinkler heads were repaired by PMA on August 4th and another repaired on August 22. There were two grass cuttings. Water in the golf cart was checked and found okay.

ARB

No report at this time. Waiting for next meeting.

RECREATION ASSOCIATION

No report since Arleen Kessler is absent.

ALLIANCE

No report at this time.

BEAUTIFICATION

No report at this time.

OLD BUSINESS

George stated that we misunderstood the docs. The portion on 3 missed unexcused meeting was revised. As for the elimination of Ed Redder's position, we need to do this correctly. Although we voted on it, we need to hold a Special Meeting and a mailing needs to be sent to members of the community. Based on a certain number of votes, he may be taken out. Sharon pointed out that Ed is still on the Board until December although he thinks he's out since he sent George a note. A Motion to correct the previous motion was made. Bill will reach out to Ed about a letter of resignation. Until we receive that he is still considered a member. Motion passed.

Based on this information, Arleen Kessler will remain as Recording Secretary at meetings.

NEW BUSINESS

Wendy Karger explained that the budget for our Grapevine newsletter is almost used up. In order to save \$90 she opted to have pictures of our pool party printed in black and white. There are still three issues to be printed. Since we have many more advertisers, and the money is already in Carmen's hands, she requested permission to go to Carmen for the additional money. A Motion was made by Wendy Karger and seconded by Scott Bradley to have more funds

released for the printing of the Grapevine. The motion passed.

MEMBER PARTICIPATION

Russell Mayer questioned the procedure for posting “For Sale” signs on his house. George stated that signs may only be displayed in the front window but not anywhere outside the house.

Barbara Peterson brought up a situation for the Board. She submitted a copy of the By-Laws referring to maintenance of items possibly a hazard to another resident. Her neighbor’s beautiful Palm tree has coconuts which continually fall on her property. She is concerned about the safety of these falling coconuts for herself and for her small dog. Scott Bradley stated that it is the responsibility of the homeowner.

Before the close of the meeting, George Kuhn made a Motion that the Non-Board Member title of “Master of Arms” be bestowed on Steve Lutsk. The motion passed.

The meeting was closed at 8:25 P.M.

Respectfully submitted,
Arleen Kessler
Recording Secretary