

LAUDERDALE WEST COMMUNITY ASSOCIATION NO. 1, INC.
MINUTES OF BOARD OF DIRECTORS MEETING
October 11, 2017
APPROVED: OCTOBER 25, 2017

MEETING opened by Joanne Hill on October 11, 2017, at 10:10 AM with a salute to the flag.

Arline Marcus took attendance. Present: Joanne Hill, Rosemarie Demmons, Barbara Bucci, Arline Marcus, Hal Spector, Micki Gaughan, Audrey Hermelin, Marlene Newman, Sam Normandia, and Kristi Woods. Absent: Vinnie Sciabica.

Motion made by Micki Gaughan to waive the reading of the Minutes of the September 27, 2017 Board Meetings and approve said Minutes. Seconded by Kristi Woods. Vote taken; eight – yes; two opposed (Hal Spector & Arline Marcus). Motion approved.

Doug Fisher gave us a maintenance report as follows:

- Hurricane Irma: We have almost 400 work orders which include 30 plus mailboxes, globe lights destroyed, missing globe lights. We cut and piled tons of tree debris to public roads. At the moment, haulers are only picking up hurricane debris from public roads. Please be patient. It does look a lot better in the Community. Joanne Hill said that the City website indicates that everything will be picked up by the end of November. Doug mentioned that trees did damage to the irrigation system; water lines to several homes; roof damage; damage to pool pumps and heaters. The pool pumps and heaters have been repaired.
- Received a call from a plex owner whose home is tarped. There was a water leak. Turns out refrigerator ice maker water line leaked. You should check that periodically.
- Home off of 90th Drive had a water line leak and we had to go through the roof to fix it.
- Marlene Newman said that she received a call from a resident who had a sewer backup and could not get through on the emergency number. Doug sent Danny there first thing this morning and apparently the City went out last evening. Marlene asked what protocol is for emergency calls. Rusty has emergency phone. He is on vacation this week and Danny has the phone.
- Doug saw on news that people were representing themselves as FEMA employees and preying on storm victims. FEMA will not go to you; you must call them. Do not be fooled.
- House on 13th street had leak which could not be found. Owner had his insurance adjuster out; had the FEMA adjuster out because they have flood insurance; Doug was out and Elisio our roofer. Could not find leak. Owner used his water hose on electric panel and phone box on outside of home and found leak. FEMA adjuster will have picture ID and paperwork and will be wearing FEMA shirt.

Unfinished Business: Motion/Discussion regarding Irrigation Upgrade. Barbara told us that work is being done in Phase I. All permits for new panels are obtained and they are finishing the boring under roadways this week. EDJ working to clear all tree debris in Phase I so irrigation company, Gary Cox, can begin installing underground wiring.

Motion/Discussion regarding new FOB system. Rosemarie Demmons told us that we have all the new fobs and they are being inputted into the computer. She asked Sam Normandia how much notice is needed for Security 101 to begin their work. Sam told her five days. Rosemarie will set up a table outside the

auditorium for owners to pick up their new fobs. New fobs must be signed for. One person may pick up the fobs for their unit. Must have LW ID or picture ID. Two fobs will be issued for each residence. If you lose a fob, you have to pay \$25.00 for a new fob and the old fob number will be deactivated.

Motion/Discussion regarding political signs. Joanne Hill passed out updated information prior to meeting and we will put this off until next week when Directors have an opportunity to review it.

Motion/Discussion: Room Rentals: Micki Gaughan made a motion to approve the rental of room 113 on Saturday, October 21st from 1 pm to 4 pm for a birthday celebration. All paperwork is in order and checks received. Seconded by Kristi Woods. Vote taken; all in favor. Motion approved.

Motion made by Rosemarie Demmons to accept the following rentals:

Sales	8-1412	1174 NW 90 Way	
	7-0099	1075 NW 83 Ave	
	7-0106	1053 NW 83 Ave	
	7-0399	8660 NW 10 Court	
	8-0774	1711 NW 85 Ave	
	8-1358	1020 NW 89 Way	
New Rentals:	8-0779	1621 NW 85 Ave	8-15-17 to 8-14-18
Lease Renewals:	7-0322	8515 NW 10 St	11-1-17 to 10-31-18
	7-0789	8554 Campanelli Blvd	8-1-17 to 7-30-18

All meet our criteria and everything is in order. Seconded by Micki Gaughan. Vote taken; All in favor. Motion approved.

Modifications: None.

Roof Report: Audrey Hermelin gave us the following roof report:

Replace:	8920 NW 14 St	Tile Roof & Flat Deck	\$15,062.00
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Announcement of Shows: Joanne Hill said that Donald Braswell and his three-piece band will be performing for us on Saturday, October 14th at 8:00 PM. Tickets now on sale - \$5.00 for residents and \$12.00 for guests. Our Halloween party will be on Saturday, October 28th. Tickets are now on sale - \$3 for residents; \$5 for guests. Our Men’s Club will be having a breakfast on Sunday, October 22nd. The Men’s Club Health Fair is on Friday, October 27th from 9:30 am to 1:30 pm.

Directors Reports: Joanne Hill praised Micki and her ladies for the great job they did on the LW Newsletter! Barbara concurred as did everyone on the Board.

Hal Spector apologized that there is no financial report but will have one at our next meeting.

Micki Gaughan told us that the Lauderdale West News is in the mail. Deadlines for the December/January issue are as follows: Articles by October 24th and Ads by October 25th. Holiday greetings are free and must be in by October 25th. This is the last call for clubs, groups and organizations to fill out a new form with contact information and dates and times of your room/court use.

Kristi Woods said that the voice mail for the emergency telephone number at the maintenance office is incorrect and will be changed. It is confusing for our residents. Her neighbor had an emergency and did not

receive a response. Barbara Bucci said that Rusty is on vacation and Danny is the emergency contact. Kristi also mentioned that she and Estelle Taylor are coordinating property inspections. We need all eyes on the Community and Kristi needs help from all our residents. Rosemarie Demmons mentioned that owners have complained that we are picking on them to clean their home when their neighbors' property needs work. Kristi said that we will be inspecting an entire building – duplex and fourplex.

GOOD AND WELFARE:

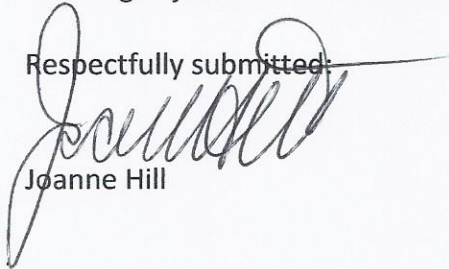
Danny Metrick told us there is a FEMA office open at 7771 W. Oakland Park Boulevard.

Renee Iaconna said she could not get gain access to the pool. Rosemarie Demmons said that we changed the closing time to 7 pm because sunset is getting earlier. Renee also mentioned that FEMA set up an office at the Home Depot on University Drive.

Motion made by Micki Gaughan to adjourn; seconded by Kristi Woods. Vote taken: all yes.

Meeting adjourned at 11:00 AM.

Respectfully submitted:



Joanne Hill