

LAUDERDALE WEST COMMUNITY ASSOCIATION NO. 1, INC.
MINUTES OF BOARD OF DIRECTORS
ANNUAL BUDGET MEETING
December 10, 2018
ADOPTED – JANUARY 7, 2019

MEETING opened by Joanne Hill on December 10, 2018, at 7:30 PM with a salute to the flag.

Micki Gaughan took attendance. Present: Joanne Hill, Rosemarie Demmons, Barbara Bucci, Marlene Newman, Audrey Hermelin, Micki Gaughan, Hal Spector, Kristi Woods, Jennie Lipari and Johnny McLean. Also present: Mike Marcusky, our Accountant.

Joanne Hill welcomed everyone to the Lauderdale West Community Association annual budget meeting and said the following: "Your Board worked diligently on compiling the 2019 budget. We had weekly meetings to discuss and create our new budget. As you may be aware, our total budget is over \$4,500,000.

We are still completing plex roof replacements caused by Hurricane Irma. We have received from insurance thus far close almost \$600,000 to replace roofs and are expecting another \$600,000 shortly. We are still negotiating with the insurance companies for additional monies.

Throughout this year, we have had unforeseen issues come up: new phone system; new tile at both pools; new heater for satellite pool; updated security cameras throughout clubhouses; upgrading satellite pool bathrooms; purchased a 100 gallon water tank; purchased a new Kubota;

We will be re-paving our parking lots next year. We have installed many automatic motion sensor lights within the main clubhouse in order to save on electricity. We also installed phase monitors on our air conditioning units. As you may be aware, when Hurricane Irma hit, it knocked out the compressors on our A/C units here at the main clubhouse. These phase monitors will, hopefully, prevent that from happening in the future. We completed the 40-year inspections of the fourplexes.

Also because fallen trees from Irma caused major damage to our irrigation lines, we are still working on upgrading the irrigation system.

This year as in every year expenses have increased so we have, therefore, had to increase our monthly maintenance assessments accordingly. We anticipate the Plex maintenance to increase by \$6 a month and single family homes by \$10.

Our Community is thriving thanks to our Board and the many volunteers who give their blood, sweat and tears to our Community. Thank you."

Joanne Hill opened discussions regarding the 2019 Budget.

Steve Kaplan asked about reserves and our "emergency fund".

Jan Roberts inquired about the sprinkler budget.

Sandy Simkins asked about several line items.

Joanne Pampena asked about plex roof and insurance payments from Hurricane Irma.

Barbara Blake McLean also inquired about hurricane damage.

Lou Velez asked about single family home roof cleaning.

Dan Gaughan also inquired about roof cleaning and Steve Simms as well.

Vicki Rothmeyer inquired about reserve calculations.

Rebecca Petrie asked about bulletin expenses.

Kay Wilson asked about our irrigation system.

Jeff Bender inquired about our investments.

Vicki Rothmeyer asked about budget meetings.

Eugene Roberts inquired about the sprinkler system.

Hilary Hoffstetter said her sprinklers are on at 5:30 am.

Francine Whitman asked about employee leasing.

Enery Reyes asked about the sprinkler system and a retaining wall on Pine Island Road.

Steven Wyler wanted to know when his home was to be painted.

Kay Davis inquired about the sprinklers.

Donald Bousquet inquired about home painting.

Jennie Lipari stated for those owners who work, our meetings are posted in the calendar and in our newsletter. Minutes of those meetings are on our website in accordance with Florida Statutes. We will also provide copies of the Minutes to owners who request them. It is disheartening that people do not participate.

Motion to approve the Lauderdale West Operating Budget for 2019 as proposed in the Budget Notice of November 19, 2018, was made by Kristi Woods. Seconded by Micki Gaughan. Vote taken; all yes. Motion approved.

Motion to approve the Lauderdale West Plex Budget for 2019 as proposed in the Budget Notice of November 19, 2018, was made by Kristi Woods. Seconded by Johnny McLean. Vote taken; all yes. Motion approved.

Motion to approve the Lauderdale West Single Family Home Budget for 2019 as proposed in the Budget Notice of November 19, 2018, was made by Micki Gaughan. Seconded by Kristi Woods. Vote taken; all yes. Motion approved.

Motion to approve the Lauderdale West Common, Plex and Single Family Home Reserves for 2019 as proposed in the Budget Notice of November 19, 2018, was made by Micki Gaughan. Seconded by Kristi Woods. Vote taken; all yes. Motion approved.

Director's Report: Joanne Hill reminded us to pick up our New Year's Eve Party tickets outside the auditorium. \$15 for residents/\$20 for guests. Marlene Newman said that we are close to 200 tickets sold which will be our limit. We will stop selling tickets before Christmas.

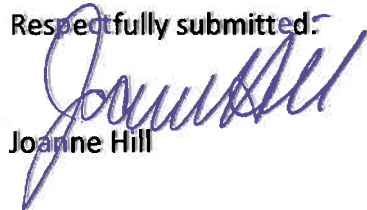
Audrey Hermelin asked everyone to go up to the library and thanked those who have contributed books. Micki Gaughan reminded that there are samples of the toys the volunteers in our hobby shop make that are donated to the Plantation Historical Society. They are then given to the needy in the community. Two hundred toys were donated this year.

Connie Rodriguez is concerned about the size of the dogs in the Community.

Motion made by Micki Gaughan to adjourn; seconded by Johnny McLean. Vote taken: all yes.

Meeting adjourned at 8:15 PM.

Respectfully submitted,



Joanne Hill