



## **Avondale Groves Board of Directors**

Meeting Minutes: 06/26/18

Start Time: 6:32PM

Attendees: Tiffany del Valle, Charles Boissiere, Tim Sullivan, Jason Komlodi

Adopt previous meeting minutes: Moved by Charles, seconded by Tim, unanimously accepted

### **TREASURER'S REPORT**

6/26/18

#### **BANK BALANCES**

Operating: \$9,583.95  
Savings: \$52,359.66  
Undeposited: \$0.00

#### **PAST DUE ASSESSMENTS**

Date	Address	Amount	Details
Jan 2018	1528	\$300.00	Assessment and late fee #1 and #2

- Board letters to be mailed
  - Confirm w/ Jason if letters mailed in April
  - If so, confirm second letter went out in May
- July 2018 Assessment
  - Invoices will go out in the next week

#### **Southwest Florida Water Management District inspection of our water management systems**

- Boggs engineering completed the water management inspection, reviewing issues identified by the inspection. The issues require clearing of the water management ponds.
- The issues were reported to SWFWMD and we requested an extension for us to address the recommendations.
- George request quotes from 3 companies to perform the required cleanup of the ponds.
  - Two companies responded and surveyed the area. The 3<sup>rd</sup> company didn't respond.
  - We expect quotes by next week.
- The contractor selected to complete clearing of the ponds for our inspection will require access to them through properties of home owners that have ponds on their property.
  - The contractors will repair damage to the home owner's lawn where damage occurs.
- We are required to pass this inspection with SWFWMD every 5 years and it is due now. To avoid issues with the state and possible fines, we are considering paying for the corrections now using HOA reserve funds.

- For future the ponds will need to be maintained within recommended standards and monitored to avoid this situation reoccurring.
- Maintaining ponds has never been budgeted for by the HOA. Since the inception of our HOA it has been the practice that home owners take care of ponds on their own property. This is documented in meeting minutes over the years. We will need to revisit this and confirm with the neighborhood - maintenance of the ponds to avoid this situation for the next inspection in 5 years.

### **Gate Repairs Update**

- After exhaustive testing it was confirmed that the phone company is unable to eliminate noise on the phone line with a voltage protector connected to our system.
  - We prefer not to remove the voltage protector because it is already paid for and is recommended to avoid issues we have experienced previously with the circuit board getting damaged by lightning and voltage fluctuations.
  - A cell phone unit was installed instead of the phone line. The phone line service will be canceled. The cell phone unit is now functioning properly and there are no signal noise issues as previously existed with the phone line service.

### **Road Repaving Proposals and Budgetary Review {This is only to validate the correct financial reserve needed and is not expected to be needed soon}**

- Awaiting feedback from George on options for re-sealing the road.

### **New Business:**

- Contractor recently trimmed vegetation at main entrance, but he needs to return to correct/complete some issues.
- Mike Busch requested to use the HOA power at the entrance to the neighborhood for a fountain in his pond. Research is being conducted to determine the expense to the HOA, prior to a decision being made.

Next Meeting: July 24, 2018 @6:30PM

Adjourn Time: 7:34PM