Fiddler’s Marsh Homeowners Association, Inc.

#### Board Meeting

December 10, 2018

6:30 PM

**Quorum**

A quorum was established, and Andreea Vineyard called the meeting to order at 6:30 PM. Present for the Board: Larry Dukes, Geri Price, and Jean Vallier. Jon Bosworth was absent. John Ewing of Aegis was also present.

# Minutes - The minutes of the 10/30/18 meeting were approved.

**Security Patrols** – No tows since last meeting.

**Board Binders**

Various sections were reviewed. James Klempin replaces Michelle Haines @ McCabe Law. Jean will be sent the L’Atrium entrance agreement.

**New Officers**

President:   Andreea Vineyard

Vice President:  Geri Price

Treasurer:  Jean Vallier

**Board Procedures Updates**

Larry Dukes attended and completed the HOA Board Member Certification Course provided by McCabe / Ronsman Law, 111  Solana Rd. Suite B. / Ponte Vedra Beach, FL  32082, November 2108. The remaining Fiddler's Marsh Board members were provided the course syllabus, and will sign the required affidavits certifying their HOA Board Member Certification in accordance with requirements set forth by Florida Statutes.

New HOA Board requirements for Florida HOAs, as outlined at the McCabe / Ronsman Course will be incorporated into Fiddler's Marsh Board procedures.

Note:  Larry Dukes will fill any officer position that is vacated prior to the end of the term.

**Financials** – End of November: $4,429 in operating, and $215,458 in reserves. Over budget for year by $9,171. We are waiting for L’Atrium to advise of the 2019 monthly entrance fee.

**Delinquencies** – Two liens in place. One owner keeping up with payment plan. Ten statements sent for this quarter.

**Monthly Reserves Study Calendar**

December reviewed: Aegis inspection + Meeting

**Regular Maintenance**

The overhead pool light was re-lit. Christmas light installed and working. The speed sign at Chantal needs straightening. Rockaway’s list of improvements complete. Bold City’s list will be done either this Wednesday or Thursday. The weather striping on Ladies bath door fixed, The white fence at the left of the pool leading to the lake repaired and painted. The missing green metal piece on the pool gate re-installed.

**Landscape**

The new crepe myrtles along the tennis fence appear to be wilting. They will be inspected. Rockaway stated that if maintaining the entrance to the two outflows is minimal they would not add them to their contract. They will be contacted for their decision.

**Pool Re-Surfacing**

Larry motioned, Geri seconded, and all approved giving Portofino the job. A firm start-date will be requested.

**Yard of Month** – Not selected.

**Hearing Committee** - No violations at this time.

**Real Estate**

*224Charlemagne Circle*: For sale @ $355,900.

*106 Colombard*: For sale @ $358,000

**Welcome Committee** – Sheila Polcyn @ 106 St. Emilion.

**Neighborhood Watch** – No issues.

**ARC –** 3061 La Reserve Drive approved for fence in back. 129 Colombard approved for painting front door.

**Rental Limits**

Understanding, per lawyer consultation, that an amendment approved by 2/3 of owners would be required to limit the rental period, the Board decided to not pursue it.

**Next Meeting** – Monday, January 14, in Aegis office.

**Adjournment**: 7:32 PM

Submitted: John Ewing / Property Manager / Aegis Mgt, Inc.