

## FOREST GLEN HOMEOWNERS' ASSOCIATION

March 10, 2021

Via Zoom

1. **Call to Order:** The Meeting was called to order by Dean Kastner at 6:38P.M. A quorum was established with 4 of 5 Directors present. John Perkins was absent.
2. **Proof of Meeting Notice:** Notice was posted on Bulletin Board at entrance to Forest Glen.
3. **Reading/Waive Reading of Previous Minutes:** Dean Kastner made a motion to waive the reading of the minutes, Larry Cayabyab 2<sup>nd</sup>, all approved. S
4. **Committee Report:**
  - a. **ARC/Landscaping** – Debbie Frazier reported no new arc applications. Dean Kastner questioned where the latest meeting minutes for Arc meetings were, Debbie reported with Covid the Arc has not been holding many meetings. Most applications have been simple applications that didn't require meetings. For the meetings that were held, minutes were not taken. Dean Kastner requested that a summary of the actions taken by the ARC be compiled so it could be posted on Fairways website.
  - b. **Landscaping-** Debbie is meeting Jeff Sorenson tomorrow at 8am to have the trees around the pond maintained. Debbie met with someone from Tru Green and they suggested eliminating some of the Oak Tree services. Dean would like the only person discussing contracts with vendors to be Fairway Management.
  - c. **Social Committee** – No Report
  - d. **POA-** Joy reported the POA is in conversation with the city about correctly fixing the sidewalks correctly. The board would like Joy to approach the POA about opening the clubhouse back up.
  - e. **Fining Committee-** Kirk Casteel submitted a report prior to the meeting that Just prior to the 3/1 meeting Joy told us that the two issues which had been scheduled to go to fining had been resolved, so we did not meet.

### 5. Management Report

**Financial Information-**The Operating Account balance as of January 31, 2021, was \$37,667.27. The Reserve balance at the end of January was \$ 112,276.71 for a total of \$ 149,943.98 (Operating and Reserves). Two homes are 90 days past due 213 and 130. Larry Cayabyab motioned to send the two homes to the attorney for collections, Dean Kastner 2<sup>nd</sup>, all approved.

**Violation Review-** 138BC for weeds in the flowerbeds, 257BC for dirty sidewalks, and 336BC for removal of the dead tree are all set to go to fining. Dean Kastner motioned to send the 3 homes to fining, Larry Cayabyab 2<sup>nd</sup>, all in favor.

### 6. Unfinished Business from the Previous Meeting

- a. **Lawn spraying-** Joy is going to follow up with SWAT lawn spraying as they informally quoted Dean for \$150 per application. Tabled until the quote is received.
- b. **Pond spraying-** All bids received have come back over budget. Larry would like Joy to go back to Solitude and ask if they would service Forest Glen for \$1750.
- c. **Road sealing bid-**One bid has been received from Burton, still waiting on one from Arrow Paving. Dean Kastner and Debbie Frazier have both reached out to additional companies as well.

### 7. New Business:

- a. **129 Brandy Creek-**The intent to foreclose has expired and the attorney is ready to file the Lien Foreclosure for 129 Brandy Creek Cir SE, Palm Bay, FL 32909, as the Owner has not paid and the Intent to Foreclose has expired. As there is not a mortgage foreclosure pending, it is Sonia's recommendation that the Association approve for us to proceed with filing the lawsuit at this time. Larry Cayabyab motioned to approve moving forward with the lawsuit, JR Aspinwall 2<sup>nd</sup>, all in favor.

### 8. Open Discussion

**Vinnie martinez-** brought up concerns with violations more in specific Article 6, section 3 subsection A line 2 being followed.

**Next meeting-** April 14, 2021 at 6:30.

#### Adjournment:

Being no further business before the Board JR Aspinwall motioned to adjourn, Bonnie Burrell 2<sup>nd</sup>, all approved, the meeting was adjourned at 7:35 pm.

Minutes Prepared By:

Joy Simon- Fairway Management