

Monterey Master Owners Association  
Board of Directors Meeting  
May 14, 2015

Minutes

Meeting called to order at 7:00 pm.

Board Members present: Larue Ford, Raquel Batista, Beatrice Torres, Karin Barrett, Roland Jean-Louis

Karen Neice from CAM Accounting represented management.

Previous meeting minutes read and approved with one change. Minutes should reflect the deletion of the word “existing” and the addition “all vehicles in violation of the Monterey documents” in the last sentence regarding commercial vehicles.

Karin Barrett made a motion to accept the minutes with changes. Beatrice Torres 2<sup>nd</sup>. For: Larue Ford, Raquel Batista, Beatrice Torres, Karin Barrett, Roland Jean-Louis

Larue Ford reported that FPL was in the community installing the new streetlights.

Larue Ford discussed Country Club Lakes status.

Larue Ford discussed meeting with an engineer reference a community clubhouse.

Karin Barrett gave a financial report.

Raquel Batista reported on security issues.

Raquel Batista made a motion to hire the extra pool guard for the summer. Beatrice Torres 2<sup>nd</sup>. For: Larue Ford, Raquel Batista, Beatrice Torres, Karin Barrett, Roland Jean-Louis

Manager’s report:

Karen Neice reported that the guardhouse still has leaks. She will obtain three bids for a new roof.

Karen Neice will get a quote from LG Maintenance for mulch around the front and the pool area. Karin Barrett asked Karen Neice to check when it was last done.

Karen Neice reported on the violation committee meeting regarding commercial vehicles. Some residents had been allowed to keep their commercial vehicles with conditions. The board stated that commercial vehicles were not allowed.

The issue of parking in the streets was addressed. Karen Neice was instructed by the board to enforce no parking in the streets and grass. Karen Neice will give the owners three warnings over a period of time to remove the vehicles or to come to the board with a valid reason for parking in the street.

Karen Neice reported that David Brough’s office had informed CAM that the default letters they had been using for years were not sufficient any longer. They are requesting that they prepare the letters per Florida Statutes at a cost of 215.00 plus certified costs per letter. The owner is to be charged for the letter. The board asked Karen Neice to request that David Brough attend the next board meeting.

No further business the meeting was adjourned 8:45 pm.

Respectfully submitted,

Karen Neice  
CAM Accounting