

WESTON HILLS HOMEOWNERS ASSOCIATION, INC.
Board of Directors Meeting Minutes
March 14, 2019

The Weston Hills Homeowners Association Board of Directors meeting was called to order by Irene Martello at 6:30 PM at Weston Hills Clubhouse, 15627 Bay Vista Drive, Clermont, FL 34714. A quorum of the Board was established with the following Board members present: Irene Martello – President, Keon Evens – Secretary/Treasurer and Vice-President – Jackie Risen.

Marie Aguirre represented Premier Association Management Company. The notice for the meeting was posted in accordance to the Florida Statutes. Several homeowners were in attendance.

Review and Approve Minutes:

1. The minutes of the February 20, 2019 Board meeting were reviewed. Upon review Keon Evens made a motion to approve as presented. Irene Martello seconded, and the motion was approved unanimously.
2. Treasurers Report: No new account to go to collections.

Management Report:

The Management Report was presented to the Board.

Committee Reports:

Landscape – Irene Martello reported that LandArt has taken care of the work at the entrance and they have taken care of the ledges in the pool area.

Architectural – Pam Clark reported that there were 2 meetings- one on Feb 26 that had 7 applications, all approved. There was also a meeting on March 17 that had 17 applications, 16 approvals and 1 denials.

There are 2 new signs for pool area; Children must be with parent and No wheeled vehicles in the pool area.

The community yard sale will March 30, 2019.

A list of 23 addresses is proposed for fining. Irene proposes that we send 23, Jackie seconds and list is approved for 23 addresses to be sent to fining.

New Business:

Jackie motions that we add for clarification to the rules and regulations that when an owner rents /leases their property they forfeits their use of the amenities to the renter. Irene 2nds and all approved to add clarification to the rules.

Board also requests that Marie add clarification to the pool rules that no wheeled vehicles are allowed inside the pool area. Irene motions, Jackie 2nds and all are in favor.

There are speeding issues at autumn glen and Brook Hollow and the Board will need to discuss further for a solution to the problem.

Board is also considering a pool security guy for the summer. Wish to discuss further at the April meeting.


Board requests that management send a letter to all that owe money that their amenities card will be turned off until complete payment is made.

Board requests that Marie send some changes to the CCR to the attorney for a Board resolution regarding, hover boards, correct pool attire for children and adults and explicitly requiring no alcohol in any of the common areas. The attorney will review and draft a resolution, then it will be sent to the owners with a 14 day notice of meeting date for approval.

After months of discussion regarding the speed bumps at the entrance, Irene advises the Board that another community has some used ones for sale. Jackie Risen motions to install the speed bumps at entrance to help cut back on the gate hits, Keon Evans seconds and motion is approved. Next meeting the discussion of parking on one side of the street will continue and Board will ratify the hiring on a security guard at the pool for the summer once estimates are received and presented.

There being no further business to be brought before the Board, Irene Martello Motioned to adjourn the meeting at 7:51 PM and Keon Evans seconded the motion which carried unanimously.

Prepared by Premier Association Management, managing Agent for:
Keon Evens, Secretary


Signature

6/20/19
Date

APPROVED