

Meadowbrook Lakes View Phase IV

March 20th 2025 Meeting – 6:30pm

1. Call Meeting to order
2. Review last meeting minutes if they are available.
3. Old Business
 - a. Budget
 - i. The Budget has been Posted and emailed.
 - ii. The Board of Directors continued to investigate and ask questions.
 1. The result is a reduction in the budget for 2025 of over \$33k
 2. HOA Fees for the rest of 2025 looks like this!

Quarters	Estimated Quarterly Payment
4	\$1,859.24
Total	\$7,436.96
1st Quarter Payment	\$1,689.61
Remaining Balance	\$5,747.35
Qtr 2,3,4 payment	\$1,915.78

- iii. Do we have a motion to accept the budget for 2025?
- iv. Do we have a second?
- b. HOA Management
 - i. Self-Management vs Management Company – Board discussion
 - ii. If we decided to go to Self-Management what are the unintended consequences?
 - iii. If we decided to continue with a Management Company, should we develop an RFP (Request for Proposal) with a SOW (Statement of Work) that would define our expectations of a Management Company.
- c. Committees
 - i. Address short fall in quarterly owner fees
 1. Coordinating a meeting the week of April 7th to review all outstanding accounts and the action taken with our legal team. This is a closed meeting.
 - ii. Fountain Committee
 1. We placed calls to 3 different vendors.
 - a. Vendors
 - i. Aqua Displays – Andy Roberts – 954-382-0258
 - ii. Fountain Design Group – Daniel Sandy -561-994-3931
 - iii. Florida Fountains – Shawn – 239-569-3030

b. We asked for proposals for two courses of action

i. Can we repair the fountains that we have?

1. If so, how much would that cost?

ii. If they cannot be repair how much would new fountains cost?

iii. What are the maintenance costs for both options?

2. Building Painting Committee

i. We have 5 bids and need to review.

4. New Business

a. Bike Room

i. Notice has been on the door for a couple of months.

1. Please claim your bike

2. If the bikes are not claimed we will donate them

b. Car Parking Lot Stickers

i. In April we are going to be walking the parking lot to see how many cars are parking in our spaces that do not have a sticker.

c. Number of Board Members

i. There has been a request to increase the number of board member to 15 or 3 per building.

1. Any thoughts by the board members?

d. Quorum needed to make changes to the HOA

i. There has been a request to decrease the quorum from 50% plus 1 or 121 owners to 30% or 72

1. Any thoughts by the board members?

5. Next Meeting

a. **Tuesday April 8th, 2025 @ 6:30pm**

Meadowbrook Lake View Board Meeting March 20, 2025

Time: Mar 20, 2025 06:30 PM Eastern Time (US and Canada)

<https://us06web.zoom.us/j/8144140767?pwd=HPbHybhHbDa79XQpKlfsXxzIqhByeV.1&omn=86511167722>

Meeting ID: 814 414 0767

Passcode: MVL135

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