

MINUTES OF  
DELRAY OAKS WEST ASSOCIATION  
BOARD OF DIRECTORS MEETING  
November 3, 2015  
7:00 p.m.  
Clubhouse

Board of Directors:

|                 |                   |
|-----------------|-------------------|
| Charlotte Dilks | President         |
| Larry Fried     | Vice-President    |
| Todd Kennedy    | Secretary         |
| Micki Reiken    | Director (absent) |
| Lisa Wexler     | Treasurer         |

Lauren Heller from Mahogany Services and three (3) homeowners were also present.

Meeting was called to order at 7:01 P.M. by President Dilks. Quorum established proof of notice given.

Minutes of October 6, 2015 were read by Todd Kennedy

**Motion to accept minutes as read**— Charlotte Dilks

2<sup>nd</sup> Larry Fried

All in Favor

Treasurer's Report – Lisa Wexler

**Balances as of November 3, 2015:**

|                                |                      |
|--------------------------------|----------------------|
| Big Dow Checking: 478,588.50   | Reserves: 453,095.18 |
| Little Dow Checking: 65,923.22 | Reserves: 104,733.25 |

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**NEW BUSINESS**

Insurance: The board has received two different policies with Citizens/Plastridge

Option 1- will save the community \$12,742.00

Option 2 – will save the community 21,144.00

Larry will contact our insurance agent to learn the specifics behind these differences. There were questions of sinkhole coverage as well as changes to the deductible. Once the information is before the board a special meeting will be announced and a vote will be taken.

## **OLD BUSINESS**

According to our CPA and Florida statute a motion by the board must be made with reference to directing monies left over at the end of our fiscal year.

**Motion:** The excess funds at years end will be transferred to the deferred maintenance account - Charlotte Dilks

2nd Larry Fried  
All in favor

Landscaping – The board received three bids to review. The board will vote at the next meeting.

Pest Control - The board has received three bids. The board will review and vote in January.  
Clubhouse update – The board has received the original architectural renderings. The architect will be working with the contractor this week. The architect is checking to see if ADA compliance will be required for our restrooms.

Garden Apartment Landscaping – Each building is being reviewed for landscaping upgrades. John Luxen has offered to submit ideas and proposals

Recycling – A good many residents are not recycling properly and this has drawn the attention of the trash hauling vendor, SWS. They have provided us with instructional flyers which will be posted on every mailbox throughout the community.

Meeting adjourned at 7:13 P.M. and opened to Good and Welfare.

Respectfully submitted by Lauren Heller, LCAM