

MGMA BOARD UPDATE

October 2016

Usually I start out by giving you a status report on projects, but this month I want to say how proud I am to be a resident of Madison Green. Last month we were kept on our toes as “Matthew” swirled around in the Atlantic Ocean. I watched our residents come together and lend helping hands to neighbors in need, either by helping with shutter installations, missing parts, babysitting, etc. Our staff secured our property and the only damage the MGMA sustained was the destruction of the shade cover over the playground. The good news is no one was hurt and the MGMA insurance will cover most of the replacement costs. Let’s continue our good neighbor feelings for many years to come.

The MGMA Board and our management staff have been actively working on many projects. Here is a brief update:

The following MGMA projects have been completed: 1. The holiday lights have been installed and will be lit right after Thanksgiving. 2. The coconut palms in the pool area have been trimmed. 3. Repairs to two pieces of gym equipment should be completed by mid-November. 4. Replacement of the fire alarm tamper switches have been completed. 5. The Board approved a motion to continue our Xerox contact for another year. 6. Inspection and minor repairs to the pool heaters and the pool heater/cooler units have been completed. 7. The heater servicing the kiddie pool will be replaced by a new heater/cooler unit by mid-November. 8. Additional landscaping to fill in of the thinning areas on the east and west Okeechobee Boulevard berms should be completed the beginning of November. 9. The Board decided to put the construction of a building to house MGMA equipment on hold, but to allocate money in the 2017 MGMA Budget toward the project.

The following are MGMA projects and issues that are in the works: 1. The Bulk TV/Internet provider contract is still under review by legal. We expect this contract to be signed shortly. 2. Assignment and Maintenance Agreements with Oakmont, Fairfax, and Saratoga Villages and the re-deeding of Village property to each of the appropriate Villages – legal filings are still pending and will likely take several more months to complete. 3. The Lake Fountain project update: we are waiting on FP&L to finish their part of the installation and hope to have the fountain functioning by Thanksgiving. 4. The gathering of proposals for additional security cameras around the Clubhouse. 5. The Board approved an agreement with Wyndham Village to install additional landscaping on the east Okeechobee berm on the north side of the Okeechobee fence. This project will be paid in full by Wyndham Village. 6. A contract has been signed to replace the shade cover over the playground. 7. The Board will be reviewing the MGMA insurance policies and will report back to the Board at the November MGMA Board Meeting.

Our 2017 Budget process is almost complete. An MGMA BOD Meeting to approve the 2017 Budget will be held on Wednesday, November 16th from 7:00 pm until 8:00 pm (it may end earlier). The only item on the agenda for this meeting is the approval of the proposed 2017 MGMA Budget, with a quarterly assessment increase of \$49. This increase will go into effect in 2017, raising the MGMA Quarterly Assessments to \$379. You should have received in the mail a copy of the 2017 Proposed Budget with an explanatory letter. This can also be viewed on the home page of our website (www.madisongreen.net).

As our Annual Members Meeting is approaching, please think about getting involved with your Master Association! Please consider serving on the Master Board. The MGMA Annual Members Meeting and Election will take place on Monday, December 12, 2016 at 7 pm at the Clubhouse (**REGISTRATION FOR VOTING WILL OCCUR FROM 6:00 PM THROUGH 7:00 PM, AT WHICH TIME REGISTRATION WILL CLOSE AND ONLY THOSE IN LINE BY 7:00 PM WILL BE ALLOWED TO VOTE**). Watch your mail in mid-November for the Members Annual mailing with more information. Once the packet has been mailed, a copy of the mailing will be posted on the home page of the MGMA website (www.madisongreen.net).

We had our Annual Halloween Party in October. Once again, this event was very successful, as it was "Standing Room Only"! Remember to check the website to see the photos of our children dressed in wonderful costumes. Thank you again to all of those who volunteered to help our staff make this event possible.

Our next event is our December Holiday "Meet Santa" event to be held on Sunday, December 18th between 2:00 and 3:00 pm. Bring your children to the Clubhouse on Sunday, December 18th at 2:00 pm. Santa is expected to arrive promptly in his special fire engine sled and will be greeting our children until 3:00 pm. Don't miss out, and of course, bring your cameras. See our website (www.madisongreen.net) for event updates.

Just a reminder the Clubhouse will be closed on Thanksgiving Day and Christmas Day. On December 24th and December 31st, the Clubhouse will be opened from 7:00 am until 4:00 pm. On New Year's Day, the Clubhouse will be opened from 9:00 am until 5:00 pm. Check the website for up to date information.

Please support the Madison Green Golf Course and MarBar. If you have family members visiting for the holidays and don't want to fuss, think about visiting the MarBar for lunch or dinner. Even though there is no affiliation between the Golf Course and our HOA, it is important that our community supports our Golf Course neighbor.

Please remember to check out the "Home Page" of the Madison Green website for current MGMA news. If you have a concern and wish to share it with the Association, please call the Clubhouse (561-793-1715) or email the Association (madisongreeninfo@madisongreen.net) to get your issue addressed accurately and in a timely manner.

There are several activities that are being organized by residents of Madison Green through NextDoor.com. Madison Green is not affiliated with NextDoor. If you have a question about these NextDoor activities, please be in touch with the contact person. Listed below are the homeowner organized groups and their contact information:

Water Aerobics: Meets every Saturday at 10:15 am (weather permitting) at the Madison Green Pool, Contact: Donna Broder, donna@cardsolutions.us, 502-836-2693.

Book Club: Meets once a month, Contact: Ceeli Wolf, ceelijaywolf@gmail.com, 302-519-5305.

Mar Bar Dinner Group: Meets the first Friday of every month at 7:00 pm. Contact: Bernie Holmstock, bholmstock@aol.com, 561-602-8842.

Men's Club Breakfast: Meets the first Saturday of every month, Contact: Charlie Larson, clarson045@aol.com, 201-401-6157.

Kid's Play Date Group: Contact: Leslie Salas Leffler, lesliesalasleyffler@gmail.com, 754-245-1233.

Running Group: Contact: Lisa Poe, Lmpoe6@gmail.com, 224-636-6816.

If you are not receiving the occasional e-mail notifications of important events or issues from the Master Association, it is because we do not have your current email address. If you would like to get occasional emails from the MGMA, please email your email address to: madisongreeninfo@madisongreen.net. This is a great way to stay informed!

The next Master Board meeting is scheduled for **Wednesday, November 30, 2016.**

We hope to see you at our monthly meetings. We value your input! Everyone is given the opportunity to speak and share their thoughts with the MGMA Board prior to the Board vote on an issue. Please check the website at www.madisongreen.net for meeting dates and times. A draft of the agenda for the upcoming meeting will also be available on our website several days in advance of a Board meeting. Additionally, MGMA Board of Directors Minutes, MGMA Property Manager's Reports, and MGMA Treasurer's Reports are posted on our website at www.madisongreen.net within 48 hours of the approvals.

Eileen Feiertag, MGMA President