

Notes on MGMA Village President's Workshop

April 28, 2016

Attendance: Fred Laurie, Palm Estates; Keith Epstein, Oakmont; Charlie Larsen, Walden; Angelica Palmer, Wyndham; Derek Zimmerman, Lexington; Rohan Gardner and Maxine Yoss, Ashford; Max Mollohan, Saratoga; Dale Dorschel, Royal Estates; Dana Fishkin, The Estates; Gary Garramone and Bernie Holmstock, Fairfax; Beverley Jamason, LCAM Wyndham; Dale Mason and Felix Martinez, LCAM multiple Villages; Lynn Linfante, MGMA Property Manager; and Eileen Feiertag, as facilitator.

Topics:

1. Fishing in Lakes. Most Villages do not stop this from occurring. If something looks suspicious, call the Non-ER Police number (561-688-3400). The first 20 feet surrounding each lake is an easement owned by Indian Trails Improvement District.
2. Eileen Feiertag talked about the ARC process at the Master Level and encouraged the Villages to be very clear on the project description on the ARC form. It was recommended by Wyndham to send out the "forfeit of deposit" notices to the Village one month in advance of the deposit being forfeited, so the Village can act on the project not being completed. This recommendation will be forward to the MGMA ARC Committee for them to pass it on to the MGMA Board for a possible policy change. Violations should be addressed at the Village level. The Village can fine up to the \$1,000 limit. The MGMA Master documents state that the Master "may" go after a homeowner for non-compliance.
3. Dianne Gasc will be reaching out to each Village to get a PDF copy of each of the official recorded Village documents and these will be posted on the MGMA website.
4. Improve communication between the Villages and the Master when homes are sold and new tenant agreements are entered into by a homeowner.
5. Pressure washing in front of the Clubhouse should be done at least yearly. The MGMA should reach out to the Golf Course to do their areas. Lynn Linfante and Charles Larsen have spoken to the Golf Course Manager, with poor results. The Villages felt that the curbs and sidewalks on Crestwood Boulevard should be power washed. Some Villages pressure wash the sidewalks and curbs twice a year, included in their Association Fees.
6. Question was asked as to when the restriping on Crestwood Boulevard would occur. Bernie Holmstock shared information received from Jeff Hmara, that due to the expense, the project would not be completed before 2019.
7. Village Garage Sales. The question was asked how long can signs be posted on the day of the sale. There are Village of Royal Palm Beach guidelines. The MGMA will not remove them in the future.
8. Charles Larsen talked about rats located by the Saybrook Monuments. Tallfield will look into this issue.
9. Joining together to do Holiday lighting at the Village entrances. Charles Larsen and Lynn Linfante will try and coordinate this during the summer. Two companies were

recommended: Benchmark Painting and JM Lighting. Royal Estates will get back to Lynn on who they use.

10. Charles Larsen talked about Walden's desire to remove the four columns at the entrance of Walden. There was mixed comments.

11. Village Association Fees:

- a. Ashford – 110 homes; \$150 per quarter
 - b. Fairfax – 124 homes; \$150 per quarter
 - c. Lexington – 98 homes; \$160 per quarter
 - d. Oakmont – 62 homes; \$150 per quarter
 - e. Palm Estates – 50 homes; \$180 per quarter
 - f. Royal Estates – 59 homes; \$225 per quarter
 - g. The Estates – 55 homes; \$199 per quarter
 - h. Walden – 98 homes; \$170 per quarter
 - i. Wyndham – 192 homes; \$125 per quarter
 - j. Saratoga – 69 homes; \$42 per quarter
 - k. Saybrook – not in attendance
 - l. Pinehurst – not in attendance
12. Felix Martinez, for Pinehurst Village, spoke about damaged landscaping on Grand Oaks Boulevard. Lynn Linfante told the group that the Master had replaced the damaged landscaping and within one week the new plants were trampled. The Pinehurst president is requesting a fence be installed. Eileen Feiertag encourages their participation at the Master Board as this was not a decision making meeting.
13. Maintenance of backyard of homes on the Golf Course. Charlie Larsen commented that homes that had been a problem are much better.
14. Village Representation at Master Board meetings. Eileen Feiertag encourages Villages to send a representative to the monthly Master Board meetings.