

**MADISON GREEN MASTER ASSOCIATION
2003 Crestwood Blvd Royal Palm Beach, Fl 33411**

Board Meeting

March 22, 2023 at 6:30pm
Madison Green Clubhouse

Officers and Directors

Charles Larsen, President- Present
Gary Garramone, Vice President- Present
Paul Read, Treasurer- Present
Mike Axelberd, Secretary- Present
Joanne Diasio, Director- Present

Management

Kristin Loomis, Property Manager
Ryan Nunes, Administrative Assistant

1. **Establish Quorum**
2. **Affirmation of Proper Notification** – Mr. Larsen stated the meeting was properly noticed and in accordance with the By-Laws and a quorum was present.
3. **Call to Order** – Mr. Larsen, President, called the meeting to order at 6:31 pm.
4. **Pledge of Allegiance**
5. **Approval of Minutes**
 - **Board Meeting February 22, 2023** – Mr. Axelberd made a motion to approve the minutes from the February 22, 2023 board meeting. The motion was seconded by Mrs. Diasio and was approved by those present.
6. **Treasurer's Reports**
 - February Treasurer's Report: Mr. Larsen stated the February Treasurer's Report was available as a handout.
7. **Property Manager Report** – Mr. Larsen stated the Property Manager's Report was available as a handout.
8. **ARC Report-Assistant Manager** – Mr. Larsen stated the ARC Report was available as a handout.
9. **Government Liaison Report** – Mr. Hmara spoke about some events going on in Royal Palm Beach such as tribute bands and the Bike Rodeo. He stated that the Royal Plaza refurbishment will begin soon and there will be a new Starbucks built in the Royal Palm Beach Medical Plaza.
10. **Committee and Board Liaison Reports**
 - **Golf Course Report** – Mr. Garramone stated that the golf course owner has been more active with renovations. Mr. Larsen advised the owner to trim the trees owned by the golf course.
 - **Lakes Report** – Mr. Larsen reported that all the lakes have been cleaned and the shorelines have been treated for weeds. He was surprised that the lakes did not have more issues despite the lack of rain.
 - **Landscaping Report (Grounds & Seasonal Flowers)** – Mrs. Diasio reported that the berm project has been completed and just needs time to grow. She also mentioned the annual flowers will be planted soon.

- **Activities Report** – Mr. Axelberd informed the residents that the Easter Egg hunt will be on Saturday April 1st from 10 am – 11:30 am. Mr. Larsen stated that there will be 3 different age groups set up.
- **Collections/Legal Report** – Mrs. Loomis reported 16 accounts were 2 quarters behind and 4 are going to the attorney.

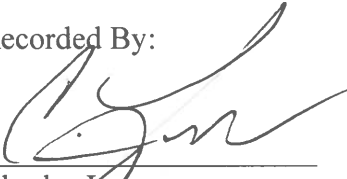
11. Old Business –

- **Cable Committee Formation** – Mr. Larsen stated that the cable committee has been formed with 5 volunteers that signed up since the announcement. Mr. Larsen appointed the chair of the committee that will be Charles Loomis. The first meeting will be held in the next few weeks.

12. New Business – None

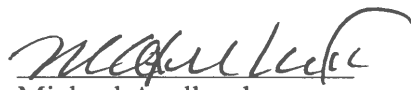
- 13. Open Forum** – Some residents had questions for Mr. Hmara regarding the logistics of the new Starbucks. A discussion was also made about the rule of the parents signing a hold harmless for the 14–15-year-olds using the gym and the problems tracking the 14–15-year-olds without a card. We discussed possibly making a different color card for them as a possible solution.
- 14. Adjournment** – Mr. Axelberd made a motion to adjourn the meeting at 8:02 pm. Mrs. Diasio seconded the motion, and it was unanimously approved.

Recorded By:



Charles Larsen
President

Affirmed:



Michael Axelberd
Secretary