

**MEETING OF THE BOARD OF DIRECTORS OF
WATERSTONE MASTER ASSOCIATION, INC.
February 27, 2017**

The February 2017 meeting of the Waterstone Master Association, Inc.'s Board of Directors was held at the Waterstone Clubhouse at 4002 Waterstone Way in Homestead, FL. Mark Reyes called the meeting to order at 7:11 pm.

Present from the Board of Directors were: Mark Reyes, Manny Villate and Garnet Esters. Xavier Lauzurique and Phil Sierra were absent.

Also present was Jeanne Sherwood of Alton Madison Property Management.

President's Report – The Chair, Mark, welcomed the Board members, guests, and homeowners that were present. He thanked everyone for coming out this evening.

Secretary's Report – The prior regular meeting minutes were reviewed.

Motion by Manny and seconded by Garnet to accept and approve the **January 23, 2017** regular meeting minutes with one change as noted. Motion passed unanimously by those present.

Treasurer's Report – The **January 2017** Financial Statements and reports were presented and reviewed. The cash position, bank reconciliations, outstanding checks and reserve account position were reviewed. It was noted for the record that original bank statements were available for review.

Motion by Garnet and seconded by Manny to approve the **January 2017** financial statements and reports with one change – computer expense should be reclassified as office expense and not printing/supplies. Motion passed unanimously by those present.

Clubhouse Manager's Report – The Manager's report was presented. The following highlights were discussed:

- 1) Movie Night – Moana is scheduled for Friday, March 10 at 6:00 pm.
- 2) Easter Event – scheduled for Saturday, April 1, 1:00 - 4:00 pm.

Committee Reports

Executive Committee – no report

Human Resource Committee – no report

Social & Event Committee – no report

Unfinished Business:

Concrete Monument Signs were discussed. This item should be placed on hold until the March meeting when additional proposals can be reviewed with both concrete and aluminum options.

Overflow parking area was discussed. The restriping and signage the overflow parking area is complete.

Front desk area – it was the general consensus to leave this item on the agenda but place on hold.

Parking lot seal coating – project is complete.

New Business:

Landscaping – review proposals from Green Wise Group for trimming Clusia hedge and Coconut palms and fertilization of Fishtail palms. It was noted for the record that Green Wise Group is owned by Jeanne Sherwood and her husband. Motion was made by Garnet and seconded by Manny approving proposal for trimming in the amount of \$1,700.00. Motion passed unanimously by those present. Motion was made by Garnet and seconded by Manny approving proposal for fertilization in the amount of \$250.00. Motion passed unanimously by those present.

Website – review proposal from new vendor. Proposal from QZT Tech requested by Sal was reviewed. It was the general consensus that the proposal was too much money to spend on the recently updated website. All board members will review the website and report back with their input at the next meeting. Also, it was suggested that the master meeting minutes be added to the website.

Manny reported that the Wi-Fi does not work well in the gym. Mark will check on this and upgrade as needed.

It was also noted that some of the clubhouse door push-bars might need to be painted or replaced. Proposals will be obtained.

A motion was made by Garnet and seconded by Manny that the **next meeting of the Board of Directors would be held on Monday, March 27, 2017 at 7:00 PM at the Waterstone Grand Clubhouse on 4002 Waterstone Way** unless otherwise re-scheduled and posted. Motion passed unanimously by those present. Notice needs to be posted accordingly at the Community Bulletin Board.

Adjournment

A motion was made by Garnet and seconded by Manny to adjourn this meeting. Motion passed unanimously by those present. Meeting adjourned at 7:42 PM.

Respectfully submitted,

Mark Reyes, President

Garnet Esters, Secretary