

Delray Lakes HOA

1200 Delray Lakes Drive, Delray Beach, Fl., 33444

Minutes

Board Meeting

Date: 25-May-2011

Meeting was called to order at 7:03pm at the Delray Lakes Community Pool

Meeting closed at 7:45pm

Board of Directors present:

President – Joe Sharp

Vice President – John Nowicki

Second Vice President – Jackie Pezza

Treasurer – Charlie Blose

Secretary - JT Krause

Quorum was met

Introductions of each new board member and individual responsibilities over the next year

Treasurer's Report: Charlie – Delray Lakes is financially stable as of the end of April in spite of 10% homes in the community being in arrears -- mainly due to being in foreclosure or collection. Since the end of December 2010 our total assets are up 24.3% which includes a 3.6% reduction in accounts receivable (accounts in arrears). YTD expenses are 20.3% below budget. Attorney's fees subject to being collected are up about 500%.

Maintenance Improvements: Board planning on fixing the raised sidewalk issues around the community. Plans are in place to repair security cameras around neighborhood. A motion to repair the gate pads was approved by the board to fix the concrete pads the gate motors rest upon to better keep the gate closed at all times not operating.

Violation Letters: letters will be going out for lawns and general appearance improvements around the community. CPM will be the liaison to send out violations as well as be a point of contact for response and complaints.

Website: The delraylakes.com website will be changing to give active direction to homeowners. Information regarding resources and FAQ's will now be communicated thru the website.

Volunteers: The board is currently accepting applications for help with the day to day activities and responsibilities surrounding the community. All

residents are welcome to volunteer.