

FOREST LAKES MASTER ASSOCIATION, INC
BOARD OF DIRECTORS ORGANIZATIONAL MEETING
PUBLIX LOUNGE
FEBRUARY 13TH, 2006

The Board of Directors meeting was called to order at 7:45 p.m. by President, Keith McClure

Board Member(s) Present: Ricardo Hernandez, Keith McClure, Gaston Isidron and Louis Mazzio, Jill Randolph.

Board Member(s) Absent: Ram Hiranand.

Also present: Ralph Rios, Property Manager, from Courtesy Property Management.

Ricardo Hernandez read the minutes from January, Ricardo Hernandez made a motion to approve the minutes as read. Seconded by Keith McClure, All in favor, minutes passed.

A discussion was held regarding the installation of the Flags at the entrance of the community. Keith McClure made a motion to install the poles on the interior part of the walls near sw 167th avenue. Seconded by Louie Mazzio, all in favor, motion carried.

Keith McClure brought up the need to have the county install light pole by the gate closes to the park in the entrance. Ralph Rios will contact the parks department to handle accordingly.

Keith McClure made a motion to install the sprinklers at the walkway to the park and to install the ficus hedges once the sprinklers are working. Seconded by Gaston Isidron. Ricardo Hernandez voted against. Jill proposed to obtain an estimate from her sprinkler person if a cheaper estimate could be obtained, if not, she would vote for Henry Ortiz. Seconded by Louie Mazzio and Ricardo Hernandez voted for another. Motion passed all in favor, to one against.

A discussion was held regarding the Tesoro fences. After a lengthy discussion, Keith made a motion to have Tesoro paint the fences in white in one month. Seconded by Louis Mazzio, all in favor.

A discussion was held regarding The Flowers wall painting versus installing granite and installing lights at the main Flowers entrance. Ricardo Hernandez will look into the accounting process to insure that funds are available and a final determination to table plans at the March meeting.

Ricardo Hernandez discussed his proposal for full-time janitorial service with the Board of Directors. After much discussion, the Board requested that Management obtain bids for full time janitorial service with a Golf cart, to be discussed and finalized at the next meeting.

Ralph Rios will send a letter to ABC School to clean-up the landscaping buffer on the outside of the school. Also, a letter to the shopping center to pick up shopping carts on a regular basis and repair the water leak by the Blockbuster video store.

There being no further business to discuss, Ricardo Hernandez made a motion to adjourn the meeting. Seconded by Keith McClure. All in favor, the meeting was adjourned at 9:54 p.m.

Respectfully submitted by,

Ralph Rios, Property Manager