

Minutes of Fine Committee Meeting
Magnolia Terrace HOA

Date – January 18, 2016

Place - Kirk Community Building, Montverde, Fl

Time – 7:00 pm

Members in Attendance – Herbert Heilmann – Chairman
Mark Weldon
Debra Perlet
Robert Tomlinson
Joseph Martin

The meeting was opened with a brief description of what the violations were at 16325 Magnolia Bluff Drive. Mr Heilmann advised that the wash out area had been repaired with filling, mulch, and plantings. A photo was shown to the committee. All agreed that there was no longer a violation in that regard.

Mr Heilmann notified the committee members that he had met with Mr Zukowski just prior to the meeting at the property. Mr Zukowski had expressed a desire to get the property in good shape and was willing to make the necessary improvements to his lawn.

Mr. Tomlinson asked for a brief synopsis of what the duties of the committee were and whether it was the committee's responsibility to institute violations. Mr Heilmann advised that it was the Board's responsibility to notify a homeowner by multiple letters and notices and only then would it be sent to the Fine Committee for a hearing. Correspondence from the HOA attorney was briefly read for clarification on how fines should be determined by the committee.

Ms Perlet asked if a committee member had the right to notify the Board if they saw violations. Mr Heilmann stated that any homeowner had that right.

After a brief discussion about the lawn that was in violation at Mr Zukowski's property, Mr Tomlinson suggested a fine of \$10.00 per day that would commence on May 1, 2017, if the lawn had not been repaired or replaced to the Board's satisfaction by that date. It was also suggested by several members that the fine would continue on a daily basis until it reached a maximum of 1,000.00. Some discussion ensued about temperatures and best times to plant grass. It was agreed that a May 1, 2017 date was reasonable and fair.

A vote was taken on Mr Tomlinson's proposal and it was a unanimous five votes in favor of imposing a \$10.00 fine per diem commencing May 1, 2017 and continuing to a total of 1,000.00 until the lawn was repaired/replaced to the satisfaction of the Board.

Submitted by:

Herbert J Heilmann