

Trails West Homeowners Association, Inc.
BOARD OF DIRECTORS MEETING
3/20/2023 7:00PM
Trails West Clubhouse
190 Shady Branch Trl. DeLand, FL 32724

MEETING MINUTES

Attendees: Geoff Birnie, President
Lamar Peterson, Vice President
Kelly Kirchenstiner, Secretary
Matt Wimer, Treasurer-
Margaret Oden, Director
Bruce Erikson, Director
David Solar, Director – Not Present
Ernest Peterson, Director – Not Present
Donald Podsiadlo, Director- Not Present
Tiffany Smith, LCAM – Sentry Management

Geoff Birnie called the meeting to order at 7:03 pm

Financial: Matt Wimer gave an update on the financials.

Approval of Meeting Minutes: 2/21/23- Lamar motioned to approve the minutes from the February meeting. Geoff seconded the motion and it was unanimously approved.

Committee Reports:

- A. **Architectural Review-** Bruce Erikson gave a summary of the monthly ARC Applications that were submitted and reviewed.
- B. **Grounds-** Lamar gave an update on the Grounds. There was an accident at one of the islands, McMasters had to come out and replace a few plantings. The driver is being billed for that. There were a few areas being missed by McMasters that have been addressed.
- C. **Security-** There were a few incidents of people jumping the pool fence, throwing pool furniture into the pool and other minor things. This is being handled by Randy Gibson and Tom Rose who monitor the cameras regularly.
- D. **Social & Events-** Margie gave a summary of the month's social events.
- E. **Clubhouse-** A summary of the clubhouse rentals was given.

Management Report- Management Report was given by Tiffany Smith

Unfinished Business

- **Pressure Washing:** Geoff motioned to approve the proposal from HPW. Lamar seconded the motion and it was unanimously approved.
- **Islands –** Lamar motioned to approve the proposals for the 3 island repairs. Geoff seconded the motion. The motion passed with 6 board members approving the motion. Bruce Erikson opposed.

New Business

- **Violation Policy-** Lamar motioned to appoint a violations committee. Geoff seconded the motion and it was unanimously approved. Lamar Peterson and Dave Solar both volunteered to serve on the committee.

Owners Forum:

Adjournment: Lamar motioned; Geoff seconded, to adjourn the meeting at 8:44 p.m. Motion passed unanimously.