

WATER MILL

MASTER ASSOCIATION, INC.
Board of Directors Meeting Minutes
May 14, 2024
Watermill Amenity Center
9351 Argyle Forest Blvd, Jacksonville, FL 32244

CALL TO ORDER: President Articia Burrell called the Board Meeting to order at 6:31pm

PROOF OF NOTICE: In accordance with the Association governing documents this meeting was noticed by a community-wide mailing, a post at the Amenity Center along with a post on the website.

QUORUM: Board members present; Articia Burrell, Jon Lynch (absent), Darren Holsey, and Sandra Howard and Dave Manning. Moses Harrison Amenity Center manager was also present.
In attendance from Leland Management – Mike Carozza, LCAM and Ash Smith, Director.

APPROVAL of Prior Board Meeting Minutes:

- a. Approval of the March 12, 2024, Board Meeting minutes; Dave Manning made a motion to approve as presented. Seconded by Sandra Howard. All in favor, the motion passed.

NEW BUSINESS:

- a. Approval of Wavier Requests and Liens

WAIVER REQUESTS - 006 WM

Homeowner			Balance	Total
9501 Bembridge	1319085821	Interest, Late fee	\$69.41	\$69.41
8386 Ribbon Falls	1319121621	" (soft costs)	\$79.32	\$79.32

Dave Manning made a motion to deny these two waiver requests. Seconded by Darren Holsey. All in favor the motion to deny passed.

Articia Burrell made a motion to waive the soft costs for the owner of 9374 Prosperity Lake Dr, for special circumstances, if the owner pays the \$550 HOA fee by May 31, 2024, Seconded by Darren Holsey. All in favor the motion passed.

- b. Review/Ratify Misc., Proposals/Invoices

Dave Manning made a motion to table the outside shower estimates. Seconded by Darren Holsey. All in favor, the motion to table passed.

Darren Holsey motion to approve CBUSS invoice 1379 for \$18,205.78 to repair the Splash Park. Seconded by Sandra Howard. All in favor, the motion passed, Dave Manning opposed.

c. Violations and Fines

Darren Holsey made a motion to impose a \$100 per day fine, with a maximum of \$1000 for ALL violations that have been habitual offenders and will be sent to the Atty. Seconded by Sandra Howard. All in favor, the motion passed.

OPEN FORUM: 3 Minute Rule

ADJOURNMENT: There being no further business, a motion to adjourn was made by Darren Holsey. Seconded by Sandra Howard. All in favor, the meeting adjourned at 7:14 pm.

Respectfully submitted by:

Mike Carozza, LCAM, Leland Management