

Shangri-la Homeowners Association
April 6th, 2017 Meeting Minutes

Meeting Called to order at 6:05pm

In attendance:

Raymond Hayden – President

Michael Storey – Vice President

Lisa Hayden – Secretary

Lisa nominated Jane McDonald from the floor to serve as a board member. Michael seconded and all voted in favor.

Lisa reviewed the reason for the projected increase in maintenance in 2018 to \$300.00 per month with the additional money being earmarked for the Roof Reserve Fund. By depositing the funds into an interest bearing FDIC insured account and moving \$25,000.00 from Operating to the Roof Reserve Fund after hurricane season, we should be able to afford new roofs in the recommended 12 years without having a special assessment. Please refer to the attached spreadsheet.

In addition to recommending that we wait until after hurricane season to move the \$25,000.00 from Operating, Michael also recommended that out of the \$156,000.00 in all of our reserve accounts, we move \$150,000.00 to the interest bearing account and at the end of each year we transfer all earned interest into the Roof Reserve Fund. Raymond motioned in favor, Lisa seconded and all voted in favor.

Lisa presented the proposal from Sawgrass Electric for LED lighting to be added to our existing four lamp posts in our guest parking areas. Michael moved to authorize the \$1,070.00 expense, Raymond seconded and all voted in favor.

Lisa let the board know that the pavement project has been assigned a new permit number by the city and we expect now, that it is a simple repaving project with no repair work, we should see an approval shortly.

Lisa reported that since the Shangri-la survey responses did not meet the required 27 affirmative in order to consider amending our HOA docs, no changes would be made to our docs, however any cars deemed to be nuisance cars by our homeowners, would be addressed directly with the owner of the car to resolve any issues.

From District 4 Neighborhood Meeting, Lisa reported that there will be ground breaking in 2017 for a new 6 acre, \$2.7 million park on the corner of University Drive and NW 61 Street that will include a splash pad.

From the April 5th Tamarac Planning Board Meeting, Lisa reports that lot 20 in POD E (which is the closest to Shangri-la) will be a single story home. All amendments as requested by Pulte Homes were approved by the planning board and the final approval by the city commission is expected April 26th at the 9am meeting.

As we have seen from recent emails and landscape drawings, Pulte Homes is continuing to work directly with our HOA to provide an aesthetically pleasing landscape buffer between our communities. All interested homeowners are encouraged to provide feedback regarding this landscaping, so that our questions and concerns can be addressed by Pulte prior to installation.

Andrew Maxey from Pulte Homes communicated to Lisa that the location for “Model Row” may either be POD E or F. Although the commission will approve it to be on POD E, Pulte may request that it be moved to F at a later date.

Lisa discussed the possibility of Shangri-la benefiting from the Neighborhood Partnership Program and she had a conversation with Glen Spaulding of Baron Signs who was awarded the signage contract for the City of Tamarac. Glen said that if we were to update our entrance signs, they would have to be much smaller to comply with the current code and he thinks our entrance signs look great. Not having further ideas about how to benefit from this program, the board shelved this idea for 2017, however if any homeowner would like to review the program and suggest another area where we could benefit, the board will be happy to hear suggestions.

During the homeowner discussion, Chris Scott brought forth the idea of camouflaging the pool house by planting additional hibiscus shrubs next to the existing one. Lisa motioned in favor, Jane seconded and all voted in favor. Lisa will meet with our landscaper to arrange planting colorful hibiscus shrubs next to the existing one behind the pool house.

Lisa mentioned that Chris Scott is taking part in an art exhibit at the Tamarac Community Center this Saturday, April 8th from 4pm to 5:30pm. All are welcome to attend.

Having no further business to discuss, the meeting was adjourned at 7:12pm