

**MINUTES OF OCTOBER 22, 2016**  
**DEERWOOD PARK HOA**

Meeting was called to order by Pedro, President at 2:35 pm.

A quorum of homeowners and board members were in attendance or by proxy.

**First order of business:** Minutes of HOA meeting of October 10, 2015 were approved.

**Financial Report:** A Treasurer's report was given by Pedro.

We show an approximate amount in the bank of \$27,000.00  
Liabilities show an amount of approximately \$37,000.00 which  
represents uncollected dues and special assessments due.

The compilation was compiled by Miriam M. Perez, CPA on  
September 28, 2016. A copy of said report was available to  
all in attendance.

**Old Business:** Standing Committee Reports

Landscape: Person doing landscaping reported to be doing good job.

Architectural: A new home is being built in the development and has  
complied with all requirements.

Social: A thank you was given to Ofelia and Betty for their help with  
year's New Year's Eve party. A thank you also to Wayne and  
Vivien for their 4<sup>th</sup> of July event.

A discussion was held about this years New Year's eve. It was  
suggested that it be an RSVP event and plans are to follow.

Special Assessment for Culverts was discussed and work completed by  
Corp of Engineers in North Carolina with letter available to all from  
Army Corp.

We have been compliant with their instructions. Erosion is an issue we  
are still facing. Banks of the creek are not allowed to be trimmed to  
the banks to help prevent further erosion.

Clubhouse repairs were discussed by Wayne. The clubhouse needs

pressure cleaning, painting and wood repair.  
The subject of dehumidifiers was discussed/ Repair of seepage  
in the walls also needs repairing.

The total amount for these repairs would be approx. \$10,000

General Maintenance issues for the year were discussed with  
attachment details to the meeting agenda.

## **NEW BUSINESS:**

The letter from the Corp of Engineers and the minutes from last  
year showing that it was voted and approved that lots could be  
combined for tax purposes only not for HOA dues will be filed  
and recorded in the County Office.

The floor was opened and a discussion came up about trash pickup. Many items not  
allowed to be thrown in the dumpsters continue to be put in them with Luis having to go  
and check and remove certain items and take them to the dump.

Items not allowed in dumpster:

- Cardboard boxes - on those broken down
- Paint cans
- Construction debris
- Over sized items
- Automobile tires and/or batteries

Luis is willing to go to the dump at times if we have large items and you cannot  
transport them yourselves.

Location of county dump sites was provided by Wayne.

Information on road repairs was given by Wayne. Road repairs over the years are partial.  
Major work, gravel, culverts, re-ditching is approximately \$45,000.00. Board would  
look at prioritizing road work to try to fit in the budget.

All five positions on the Board were available for election. The following new Board

will be:

TERRY MORTON                      Board Member

REYNALDO ORTEGA                President

MARY PRADO                        Treasurer

WAYNE SAXON                        Vice-President

VIVIEN VALDES-FAULI            Secretary

A thank you was extended to the outgoing Board for their Service to the Community.

The meeting was adjourned at 4:30 pm

Respectfully submitted,

Vivien Valdes-Fauli, Secretary