

[Waterways Homeowners Association](#)
Board of Directors Meeting

Date: Tuesday, December 5th, 2023
Time: 10:00 a.m.
Place: Star Hospitality Management office
CALL TO ORDER: The meeting was called to order at 10:03 a.m.

BOARD MEMBERS PRESENT:
President Barbara Mancuso
VP/Treasurer Margie Edgar
Secretary Robert Bernier

BOARD MEMBERS ABSENT: None

ALSO, PRESENT: Leslie Phillips, CAM, CMCA, Star Hospitality Management

QUORUM: A quorum of the board was noted

NOTICE: Notice of the meeting was posted on the bulletin board located at the Waterways clubhouse bulletin board more than forty-eight (48) hours prior to the meeting which is in accordance with Florida State Law.

MINUTES:
• Tabled until next meeting.

OLD BUSINESS:
• Tabled until next meeting.

NEW BUSINESS:
• CAM and the board members met to discuss what is needed to move forward as an effective board. Below are the items that were discussed.

- Pool must be a top priority
- Pest control
- Clubhouse maintenance and upkeep
- Maintenance and custodial SCOPE of work review and update
- Rules regarding Pets
- Poisonous plants in the flower beds around the clubhouse need to be removed.
- Annual Meeting – 3 positions available – will there be any new volunteers?
- Violations and the process when sending out notice's w/pictures

HOMEOWNERS FORUM:
• None at this time.

NEXT MEETING:
• The Annual Meeting is scheduled for Tuesday, Jan 9th @ 2pm.

ADJOURN:

<p>A motion was made to adjourn the meeting at 11:20am Made by Margie Edgar Seconded by Barbara Mancuso. Motion carried unanimously.</p>

Respectfully submitted,

[Leslie Phillips, CAM, CMCA](#)

on behalf of the Board of Directors of WTR