



**Doral Homeowners Association Meeting  
Wednesday, September 16, 2015, 7:00 p.m.  
Westover Elementary School  
Minutes**

- I. **CALL TO ORDER – George Langbein**  
*In attendance: George Langbein, Heather Chinn, Bill Buttaggi, John Jones and Sandy Bernstein.*
- II. **REVIEW AND APPROVAL OF JULY 2015 MINUTES**  
*Motion made, seconded and approved to approve the July 2015 Doral HOA minutes*
- III. **OLD/NEW BUSINESS - George Langbein**
  - **Recent/Emerging HOA Issues: George Langbein** – Overview of any recent issues pending before the HOA
  - **Status of Legal Procedures for HOA Dues Delinquencies: George Langbein** – Update on any cases that have been referred to attorney action
  - **Status of Homeowner Responses from May 2 2015 ARC Inspections: Sandy Bernstein, Heather Chinn** – Review of homeowner responses to notices of violations; status of follow up letters from Summit and status of initiation of fines  
*5 houses ignored violation notices – will be fined Oct. 1<sup>st</sup> if not fixed and 2 houses fixing violation*
  - **Closure on ARC Door Color Issue Raised by A Homeowner: Sandy Bernstein, Heather Chinn** – A homeowner recently raised an issue pertaining to the colors of garage doors and front doors in Doral; ARC will report on its investigation and decision on the matter
  - **Vote for Approval of Payment of \$2,250 for 2014 Auditor Assessment of Doral Financial Affairs: George Langbein** – A vote is required for this expenditure; the audit task has already been completed  
*Motion made, seconded and approved to pay \$2,250*
  - **Town Home Issues: Vicki Goss** -- Report on any new issues pertaining to the Town Homes in Doral
  - **Doral Web Site and E-mail List: Bill Buttaggi** -- Update on Doral's web site and e-mail list; the web site "What's New" section should be updated  
*Lot of emails getting bounced back (gmail has high bounce back rate). If use web.com then get less bounce back. Change email to a web.com address to send emails*

- **Review of Doral Proposed 2016 Budget: John Jones** – A draft 2016 budget has been prepared that increases HOA dues by \$1/month for SFHs and \$7/month for THs; the entire amount of increased dues (\$3,324 annually) has been designated for a new budget line for Townhome Special Reserves intended to help fund Townhome-specific projects

*Motion made approved to send draft budget to community for distribution.*

- **Changes to Board Membership: George Langbein** -- One Board member will resign after this meeting and there will be a need to find a replacement; a call for a volunteer needs to go to HOA members via e-mail and web site.

*John Jones resigning effective immediately.*

IV. **OPEN FORUM** (30 Minutes)-HO/TH Resident Comments

V. **ADJOURNMENT** - Board Motion/Second/Vote

*Motion made, seconded and approved to adjourn meeting.*