



**Wednesday, November 18, 2020 - 7:00 p.m.**

**Open Zoom video conference call due to Coronavirus and school closures**

*(Call access posted to Doral website and Nextdoor)*

## MINUTES

- I. CALL TO ORDER – **Jean Langbein**
- II. REVIEW AND APPROVAL OF SEPTEMBER 16, 2020 MEETING MINUTES  
– **Bill Buttaggi and Board** – *Motion made, second. Minutes approved.*
- III. BOARD MEMBER REPORTS
  - Financial Report: **Richard Carr**
    - Financial status report – *Overall looking good and financially healthy. Budgets on tree trimming and legal have run over for this year; 2021 budget increased for both for next year.*
  - ARC Report: **El Hadji Fall**
    - ARC status update – *One fence application approved. Board to communicate to each other when ARC applications come in to avoid missing any. Recently a roof application was overlooked but approved within the timeframe.*
    - ARC Guidelines Committee – *no discussion.*
  - Doral Town Home Report: **Vicki Goss**
    - Doral Town Home status update – *No updates. Greenskeeper came and did a big leaf cleanup so landscaping around THs is looking good. Board previously discussed cameras around trash corrals; issue tabled for the meantime and board to look into options for further discussion.*
  - Doral Website / Signage: **Bill Buttaggi**
    - Doral Website status update – *No real updates to the website – running well and Bill will continue to have Andrea help with any updates/uploads. Signage: Bill will probably take the community “Slow Down” signs down once the weather turns cold (to clean and preserve).*
- IV. OLD/NEW BUSINESS
  - Old Business:
    - Status of any legal action – **Jean Langbein** – *1). Outstanding account that involved garnishing bank accounts – motion was recorded and judge signed release for bank to release funds. \$2474.14. – 2). Other account for \$2274, Attorney’s have not heard from debtors and awaiting court guidance.*
    - Drainpipe and Swale drainage / erosion control projects by Town Homes – **Richard Carr and El Hadji Fall**  
*(Board met near Town Homes on Friday, Oct 23 to discuss proposals from Greenskeeper and Rainscapes plans. Board voted and approved swale installation behind third set of Town Homes by Vicki Goss’s home. Other proposal for Drainpipe, Richard Carr to discuss further with Greenskeeper.) – \$1200 Swale installation behind 3<sup>rd</sup> set of town homes – a lot of pooling water. In progress, waiting on Greenskeeper to schedule. Have over \$17,000 in reserves account earmarked for Town Homes. Suggestion made to use reserves to pay for these*

*erosion issues. Motion made to use TH reserve fund to pay for swale (\$1200). Second, Approved.*

- *Second part of erosion project is along side of first and second TH's – Greenskeeper proposed extending drain with a pop-up. Then installing landscaping stone and landscaping "carpet". El Hadji working on Rainscapes in the same place. Greenskeeper looking at it again with some suggestions from El Hadji. Greenskeeper has experience with "rain gardens". Possibly use Curl-x matting. As for timing, it might be too late to start because plants won't grow. Could be a two-step process. Richard and El Hadji to discuss further with Greenskeeper. Board may need to schedule a special meeting if work needs to be started this year vs waiting until the Spring.*
- *Doral Zoom account. After discovering a "Google Meet" account does not work for us, board voted and approved on October 26 via email to get a Zoom account for our virtual meeting needs. –Good possibilities with having a meeting account. CCOC may allow virtual election next year. In future, when meeting in-person, maybe we still have virtual access at meetings as well due to getting more involvement from residents. Zoom account is for one year – ends October 2021 and Board can reconsider renewal at that time.*

- **New Business:**

- *Approval of 2021 budget– Motion made, Second. 2021 Budget Approved*
- *Legal action on past due accounts – In July voted to lower amount of accrued debt before it goes to legal. New account is over \$1000 and will need to go to legal (3<sup>rd</sup> account), others are in motion.*
- *Damaged car parked on Hawkesbury Lane – Car was tagged by police and removed the next day. County violations included "parked on street more than 24 hours" and "unregistered". Car only had one rear plate.*
- *Electrical work at front monument – Gains Electric fixed a few issues. Flood light on right side out – Frank replaced bulb and has a few more for the future.*
- *Maintenance on Doral wooded areas behind homes – Homeowner asked if HOA would clean up falling trees in wooded areas. Board agreed maintenance in the wooded areas is not a good use of funds so long there is no danger to residents or limbs are extending into public areas. Trees overhanging properties are homeowner's responsibility.*
- *ARC Walkthrough by Chambers before end of year; going forward with violations – Chambers came out and did second follow-up and there are still some violations. HOA unable to collect fines due to COVID, but will send letters to homeowners with violations, reminding them issues need to be fixed and fines will pick up in the future.*
- *Traffic calming efforts on Hawkesbury Lane – Put the request in for a Speed Monitoring Awareness Trailer (SMART) to be placed on Hawkesbury Lane on October 22. Requests are on a first come, first serve basis and the county's goal is to have it deployed no later than Dec 31, 2020. It will be placed between 715 Hawkesbury Lane and 700 Pebble Beach Drive.*

V. **OPEN FORUM (30 Minutes)**

- *HO/Town Home Resident Comments – Homeowner Alma Canaria asking about beautification on Hawkesbury – Trees being trimmed and inquiring about ALL trees along Hawkesbury trimmed like those on HOA common property. Board explained that HOA does not own trees beyond where the trimming stopped. Also asked, can trees limbs be cut around streetlights. Board directed Alma to the county 311 system for help. Homeowners that do not take care of lawns will get fined.*
- *Homeowners were wished a happy and safe holiday season*

VI. ADJOURNMENT

- Board Motion/Second/Vote – *Approved. Meeting adjourned at 8:05 pm*  
*Board Attendees: Jean Langbein, Richard Carr, Bill Buttaggi, Vicki Goss, El Hadji Fall*