

**MINUTES OF THE LIBERTY SQUARE HOMEOWNERS' ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
**THURSDAY, JANUARY 10<sup>TH</sup>, 2019 @ 6:30 P.M.**

The Board of Directors of the Liberty Square Homeowners' Association held their Board Meeting on Thursday, January 10th at Shamrock 1<sup>st</sup> Baptist Church, Marshall Road, Haines City, FL 33844.

Present were Board members, James Stephens, Travis Fryzowicz, Ilona Sanchez, Cheryl Sperry and Nancy Derosier. Also present was Martyn Thorley, LCAM of Association Solutions and a few homeowners.

A quorum with 5 of 5 Board members being present, James Stephens called the meeting to order at 6:30 p.m.

**Minutes**

The Board reviewed the minutes of the August 9<sup>th</sup> 2018 Board meeting. A small name change amendment was requested by Cheryl Sperry and on a motion from James Stephens and seconded by Ilona Sanchez, the amended minutes of the August meeting were unanimously approved.

**Financial/Management Reports**

Martyn Thorley reviewed the November 2018 Financials with the Board and went through the delinquent accounts. Upon motion duly made by Travis Fryzowicz and seconded by Cheryl Sperry, the November 2018 Financial Statements were unanimously approved.

**Old Business**

**Construction Notices:** Martyn confirmed that the Maronda Construction site notices had all been removed.

**Newsletter:** Martyn thanked Cheryl for putting together the Autumn Newsletter and the other Board members also expressed their appreciation.

**Washington entrance:** Martyn said that he had looked into the cost of having lava rock at the Washington entrance instead of using mulch but as lava rock was almost 10 times the cost, at the present time it was not a viable proposition. Travis said that when Lowes have their \$1 a bag promotion in the Spring it would be an idea to obtain mulch then for all the entrances. The other Board members agreed with this and Travis said he would watch out for the promotion to start.

**Bamboo Fencing:** Martyn said he had obtained two estimates for trimming the bamboo fencing behind the homes on Franklin. One was for \$6,000.00 and the other for \$6,457.00. The association does not currently have the money to carry out this project and so no action will be taken at present.

**New Business**

**Street Parking:** Cheryl, James and Nancy said that there was a huge problem with vehicles parking on the streets and causing possible difficulties for access by emergency vehicles and the other Board members agreed. James said that he had spoken to code enforcement who seemed unable to do anything about the problem. Martyn said that he had written to James Elensky the commander of Haines City Police about the problem and other traffic issues, but had not received a response. James Stephens suggested that the Board members have a round table discussion with the police and said he will speak to his contact in the HCPD. He had already requested increased patrols through his contact.

**Freedom Drive Lighting:** A homeowner asked if there had been any progress with this? James said that it was a question of finance for the City and there had been no further progress unfortunately. Cheryl asked if the cost of the project had ever been mentioned by the City and if it the cost was reasonable, maybe the HOA could offer to help. Martyn said that he would email the Public Works Director to see if a cost for the project could be obtained.

**Freedom entrance signs Lighting:** A homeowner suggested that contact be made with the solar panel company that has supplied many homes in the community, to see if they would be willing to install solar panel lighting at the two Freedom Drive entrances on a complimentary basis. Travis said that he would speak to the company.

**Pressure Washing:** James asked Martyn to contact Minesh of Beacon Landscaping to install a couple of faucets at the Freedom entrances so that he could pressure wash the walls and signs there. Martyn said he would email Minesh to ask him.

**Palm tree trimming:** James said that the palm trees need trimming. Martyn said that he would obtain an estimate from Beacon and will arrange for the trimming to be done.

**Newsletter:** Cheryl said that she would be compiling another Newsletter to go out at the end of January.

**Christmas Decorations:** Nancy asked if more decorations could be purchased in the Fall. Martyn said that this would be possible and just to let Management know what is required.

#### **Open Forum**

A homeowner who was new to the community asked if she could have a copy of the Budget for this year. Martyn said that if was not on the community website please email him and he would send a copy by return.

#### **Next Meeting**

The next meeting, which will be a Board Meeting, will be held on Thursday, March 28<sup>th</sup>,2019 at 6:30 p.m. The venue is to be confirmed but will hopefully be at The Shamrock 1<sup>st</sup> Baptist Church.

#### **Adjournment**

There being no further business to discuss, upon motion duly made by Ilona Sanchez and seconded by James Stephens, the meeting was adjourned at 7:50 p.m.

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