

**West Haven Homeowners' Association Budget Board Meeting
held at the West Haven Club House, Buckingham Drive, Davenport, Florida
October 31st, 2019 @ 9:00 a.m.**

The Budget Board Meeting of the West Haven Homeowners' Association was held on Thursday October 31st 2019 at the West Haven Club House, Davenport, FL at 9:00 a.m.

Quorum:

Members Present: Richard Fulton, Vickie Weatherly and by telephone, Suku Patel and Jackie Frowd

Also present were Mark Hills, L.C.A.M. and Martyn Thorley, L.C.A.M. of Association Solutions and a number of homeowners.

Call to Order:

The meeting was called to order at 9:20 a.m. by Mark Hills.

New Business:

The only item on the agenda was the approval of the 2020 Budget. Mark Hills explained to those present that discussions had been taking place with the Board members by email and telephone, prior to the meeting, as the suggested Budget had been sent to the Board members some time ago. During those discussions the majority of questions had been answered. The proposal kept some community's assessment at the same level as at present and in some cases the assessment would be reduced. None would increase.

The Board members discussed the proposals and Vickie Weatherly motioned to accept the budget as presented. This was seconded by Suku Patel and carried unanimously.

For 2020 the quarterly assessments will be:

Master-Reduction in everyone's payment by \$10

Abbey \$807.00

Chelsea Park \$178.00

Dales \$830.00

Hamlet \$745.00

Manor \$837.00

Sanctuary \$727.00

Shire \$777.00

Mark Hills then asked the Board members if they had any other new business to discuss.

Suku Patel said that both the Beacon Landscaping contract and the Management Company, Association Solutions contract, were both due for renewal. He said that both companies had performed exceptionally well and the other Board members all agreed. Vickie Weatherly then proposed that both Beacon Landscaping and Association Solutions be given new 3 years contracts. Richard Fulton seconded the proposal and it was carried unanimously.

Suku Patel asked what the delinquency situation in the various West Haven communities was. Mark Hills said that the average delinquency rate was now down to an average of 2% which was a fantastic result. This had been helped by the Board of Directors supporting Management in aggressively going after those owners who had not paid their dues.

Suku Patel then asked how Management had managed to reduce some of the community's dues. Mark Hills said that this was helped by the reduction in delinquency and a tight fiscal policy.

Suku Patel asked when the 2019 accounts would be available. Mark Hills said that they would be sent to the CPA in January 2020 and would be expected back in early May.

Next Meeting:

The next meeting will be the Annual Meeting to be held in December on a date to be finalized.

Adjournment:

There being no further business to come before the meeting, upon motion duly made by Vickie Weatherly and seconded by Richard Fulton, the meeting was adjourned at 10:32 a.m.