

Lake Sawyer South Community Association

6972 Lake Gloria Blvd
Orlando, Florida 32809-3200
Jill Rygh, PCAM

Date: March 19, 2018

Time: 3:00pm

Location: 7803 Brofield Ave.
Windermere, FL 34786

MINUTES - Enforcement Working Group

1. Quorum established:

Present: Tim Nyland, Joe Milazzo, Steve Mileski, Mike Walker, Jeff Gavrich

Absent: Patrick Spikes, John Tramell

Present by phone after preliminary BOD discussion: Jill Rygh of Leland Management, John DiMasi and Patrick Burton from DiMasi law firm.

2. Covenants Enforcement (Only agenda item).

- General discussion of current policy. Focus on worst violations. BOD agreed need to prioritize. Too many very minor issues bogging down system (these need to be enforced to prevent appearance of selective enforcement, but not at expense of following policy timeline).
- Several advantages to having attorney take over if HOA letters fail to correct issues. Jill must follow policy and have proper documentation. BOD wants to approve all cases before forwarding to attorney.
- Attorney should draft policy. BOD will have final approval.
- Discussed having vendors enter owner property to remedy violations (probably will refuse). BOD agreed it's a legal and admin burden to exercise this power.
- Discussed fees with attorneys. Language needs to be cleared up. Contract must abide by governing docs.
- Tim to email current docs and policy to attorneys (complete).

3. Adjourn: 5:00pm