

# Hammock Creek Master Homeowners Association, Inc.

## **BOARD OF DIRECTORS MEETING**

TUESDAY, MAY 17, 2022 AT 7:00 P.M.

### MINUTES

HAMMOCK CREEK GOLF CLUB  
2400 SW GOLDEN BEAR WAY  
PALM CITY, FL 34990

#### **CALL TO ORDER:**

The meeting was called to order at 7:03 p.m. by President and chair Frank De Cesare. Those Board members present to constitute a quorum were Frank De Cesare, Corey Hamlin and Chris Netska. George Sanders and Jon Whittemore were absent. Representing Advantage Property Management was Alicia Brown.

#### **APPROVAL OF MEETING MINUTES:**

Chris Netska made a motion to approve the minutes from November 17, 2021 and March 8, 2022; Corey Hamlin seconded; all were in favor.

#### **TREASURERS REPORT:**

Chris Netska reported on the April 2022 financial. Report is attached and made part of the minutes.

#### **OLD BUSINESS:**

**Entryway Project Update:** The Board discussed the proposals and due to the inflation in the construction costs, the project is being put on hold for now.

Chris Netska made a motion to approve the proposal from MES Painting in the amount of \$4,550 for the painting of the monuments, retaining walls and decorative light posts; Frank DeCesare seconded; all were in favor. The paint colors are Body: Amazing Gray SW7044, Guardhouse Trim: Snowbound SW 7004, Monument & Wall Trim: Anonymous SW 7046 and lettering BM Pharaoh's Gold Metallic.

#### **NEW BUSINESS:**

**Palm Tree Trimming:** Frank DeCesare made a motion to approve the proposal from Timber Trees in the amount of \$2,985 for the palm tree trimming; Chris Netska seconded; all were in favor.

**Reserve Study:** Frank DeCesare made a motion to approve the proposal from Reserve Data Analysis in the amount of \$1,450.00 for the reserve study; Chris Netska seconded; all were in favor.

**Paving:** Chris Netska made a motion to approve the proposal from Treasure Coast Asphalt & Maintenance in the amount of \$147,000 for the paving of SW Golden Bear Way; Corey Hamlin seconded; all were in favor.

**Street Sign Replacement:** Frank DeCesare made a motion to approve the proposal from Beautiful Mailboxes in the amount of \$13,171.70 for the replacement of the street signs; Chris Netska seconded; all were in favor.

**RATIFY UNANIMOUS WRITTEN CONSENTS:**

Frank DeCesare made a motion to ratify the following unanimous written consents approved since the last meeting; Chris Netska seconded; all were in favor.

- Summer Flowers: Wolf's Landscape - \$950
- Electrical Panel Repairs: Electrical Connections: \$623.46

**FINES:**

Frank DeCesare made a motion to approve the fine of \$100 per day to a maximum of \$1,000; Chris Netska seconded; all were in favor. The fines were imposed for the following homes:

- 4609 SW Long Bay Drive – paver repairs
- 4762 SW Long Bay Drive – paver repairs
- 2513 SW Mayacoo Way – paver repairs

**NEXT BOARD MEETING:**

There was no meeting scheduled at this time.

**ADJOURNMENT:**

There being no further business to come before the board, Chris Netska made a motion to adjourn the meeting at 8:05 p.m.; Frank De Cesare seconded; all were in favor.

Respectfully Submitted:

Accepted by:

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Advantage Property Management

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For the Hammock Creek Master  
Homeowner's Association, Inc.