

**WATERFORD LAKES TRACT N-25A NEIGHBORHOOD ASSOCIATION, INC.  
(CYPRESS ISLES)**

**Board of Directors Meeting**

**MINUTES**

Location: WLCA Community Center, 453 Mark Twain Blvd., Orlando, FL

**March 22, 2022 6:30 p.m.**

**Notice:**

**These Draft Minutes are not official until approved by a majority vote of the Directors at an official meeting.**

DIRECTORS PRESENT

Harold Engold, President  
Bob Conner, Vice-president  
Dennis Horazak, Secretary  
Myron Davis, Treasurer

Director at Large Cookie Symons was absent with notice.

Also present were Terina Stevens, Towers Property Management; Sandy Horazak, Neighborhood Watch Coordinator and Newsletter Editor; and homeowners Gail Strachan and Frank and Kim Gallagher. Magnell.

MEETING SUMMARY

- Call to Order—the meeting was called to order at 6:30 p.m.
  - Proof of Notice—Notice of the meeting was posted in the community as required by Florida Statutes and the Association's governing documents
  - Certification of Quorum—Four of the five directors were present, forming a quorum to conduct business.
1. **Approval of Agenda**—Bob Conner moved to approve the agenda. The motion was seconded and passed 4:0.
  2. **Approval of Previous Meeting Minutes**—Dennis Horazak moved to approve the minutes of the January 18, 2022 meeting. The motion was seconded and passed 4:0.
  3. **Architectural Review Committee**
    - A. **Architectural Review Applications**—Harold Engold presented the ARC report, including applications for replacement bushes and plants at 726 Divine Circle; repair and repainting of cracks in stucco at 617 Divine Circle; a privacy screen for trash cans at 739 Spring Island Way; and patio pavers at 13215 Spring Haven Court. The applications were approved and forwarded to the WLCA ARC.
    - B. **Covenant Violations/Inspections** -- Manager Terina Stevens reviewed the ARC violation list with the Board.

Account 301031 - An additional reminder letter was sent warning the owner of legal action unless the protruding bush material matter, is corrected. Manager has not heard any response from owner. Dennis Horazak will send new photographs of the area to the manager and board for possible further action.

Account 301047 – The homeowner has not been able to keep his driveway repaired because of

