

MAGIC LANDINGS ASSOCIATION INC

Minutes of Board Meeting on Thursday May 19, 2022

The meeting was called to order by Joanne Cancel, Board Member at 7.18pm on a zoom virtual call.

Notice of meeting was emailed and mailed to owners and listed on community website.

The following board members were online:

Anqel Oquendo

Julio Andujar

Cesar Perez

Joanne Cancel

Debbie Spice, CAM

After the meeting was called to order, previous minutes were read by Joanne Cancel. Motion to accept by Cesar Perez with no changes and seconded by Joanne Cancel.

Unfinished business:

A quote to repair the sidewalk pavers along Magic Landings Blvd to Magical Lane and Magical Way from American Paving Consultants for \$4,000 was discussed. A quote was also received to replace the asphalt throughout the community for \$229,960. Motion to approve the sidewalk repairs was approved by Cesar Perez and seconded by Joanne Cancel.

New Business:

A request was received from an owner to install an 8ft pergola at the side of their property. There was discussion and a review of the photo's received of proposed pergola. The majority of the Board present did not agree to this request.

There was discussion about the street flooding after storms and the retention pond not draining like it used to before the construction of NeoCity. Photo's have been submitted to the county over the few years and will continue to be submitted. It was suggested that the HOA Attorney, The Ruggieri Law Firm also contact the County as representative of the community.

The Annual Meeting date was discussed and a time frame for members to apply to volunteer on the Board of Directors before the meeting. Both Miguel and Cesar would like to continue on the Board. The date of the meeting was suggested to be June 28 or 29th in person at the BVL Community Center and deadline for applications be June 12 to allow time for notices to be mailed with voting ballots to members.

There have been several complaints about noise level from one property using profanity after the sheriff office had been called on several occasions. A formal final notice is to be sent to the owner before the attorney enforcement.

There was a question from a resident on the zoom virtual call to see if meetings could be held on a Saturday evening on site at the same location as the holiday party is held. After some discussion it was decided that it would not likely improve Board meeting participation.

Motion to adjourn meeting at 8:50pm by Angel Oquendo and seconded by Cesar Perez.

Signed: Julio Andujar

Date: June 15, 2022