

**TIVOLI WOODS VILLAGE B HOMEOWNERS ASSOCIATION INC  
BOARD OF DIRECTORS MEETING**

Tuesday, August 13<sup>th</sup>, 2024 at 7:00pm  
Tivoli Woods Community Pool  
9900 Tivoli Chase Drive, Orlando FL 32829

**MEETING MINUTES**

**Attendees:** Board Members present were Aida Gonzalez-President, Dorothy Torres-Vice-President, Daniel Sweeney-Treasurer and Thomas Brierly-Secretary. Nelson Alvarez-Director was absent. A quorum was established. Dennise Ramos, LCAM represented Sentry Management, Inc.

Aida Gonzalez called the meeting to order at 7:00pm

**Approval of Agenda:** Aida Gonzalez motioned to approve the agenda as written; Dorothy Torres seconded. All in favor, motion passed.

**President's Report:** Aida Gonzalez spoke about the new Orlando Police Department coordinator assignment. The playground water fountain was ordered and will be installed by the end of August or beginning of September.

**Treasurer's Report:** There were no questions or concerns regarding financials.

**Approval of the Meeting Minutes:** Dorothy Torres motioned to approve the minutes from the Board meeting held on June 11th, 2024, as written; Thomas Brierly seconded. All in favor, motion passed.

**Committee Reports:**

- a. Architectural Reports: A written report is attached to these minutes.
- b. Fine Committee Reports: A written report is attached to these minutes.

**Unfinished Business**

- a. Pet Signs: Tabled until next meeting

**New Business:**

- a. Palm Tree Trimming: Aida Gonzalez motioned to approve Jeps Lawn Care estimate#4846 for \$2,675.00, Dorothy Torres; seconded. All in favor. Motion carried.

**Open Forum:** 1 homeowners present. Several questions asked about adding a picket ball court to the community amenities.

**Action Items:** Manager to solicit quote to replace pool cabana roof.

**Upcoming meeting:** Next board meeting scheduled for September 10<sup>th</sup>, 2024 at 7:00pm.

**Adjournment:** Aida Gonzalez motioned to adjourn at 8:47pm.

**ARC Committee Meeting  
Tuesday, 8/13/24 @ 6:30PM  
At Community Pool**

**ARC Applications Report**

Certifying Quorum: Present were Kenya Richardson, Lester Wiggins and Dara Ratner. Dennise Ramos, LCAM represented Sentry Management, Inc.

Kenya Richardson called the meeting to order at 6:30pm

**The following ARC applications were reviewed:**

**Account# 0B0087** Trash can vinyl fence enclosure-The ARC Committee reviewed the application. Per page 22 of the ARC handbook the homeowner needs to submit variance form for review by the board.

**Adjournment:** Kenya Richardson adjourned the meeting at 6:45pm.

**Fine Committee Hearing Meeting  
Tuesday, 8/13/24 @ 7:00PM  
At Community Pool**

**Hearing Report:**

Certifying Quorum: Present were Gary Spero and Michael Uphouse. Dennise Ramos, LCAM represented Sentry Management, Inc.

Michael Uphouse called the meeting to order at 7:00pm.

**The following account did not cure violation and was imposed a fine of \$100 a day up to ten days maximum of \$1,000.00 total:**

- Account# 0B0061

**Adjournment:** Gary Spero motioned to adjourn the meeting at 7:10pm.