

TIVOLI WOODS VILLAGE B HOMEOWNERS ASSOCIATION INC
BOARD OF DIRECTORS MEETING
Tuesday, March 10th, 2026 at 7:00pm
Tivoli Woods Community Pool
9900 Tivoli Chase Drive, Orlando FL 32829

MEETING MINUTES

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

Aida Gonzalez called the meeting to order at 7:25pm

Aida Gonzalez motioned, Thomas Brierly seconded, to approve the agenda as written. All in favor, motion passed unanimously.

President's Report: Aida Gonzalez reported that she will be visiting City Hall in person to speak with the Commissioner regarding the canal expenses reimbursement request.

Treasurer's Report: There were no questions or concerns regarding the February 2026 financials. Aida Gonzalez motioned, Daniel Sweeney seconded to refer Account#0B0132, Account#0B0053, Account#0B0085, Account#0B0030 and Account#0B0177 to the Association's Attorney for collection enforcement. All in favor, motion passed unanimously.

Approval of the Meeting Minutes: Aida Gonzalez motioned, Thomas Brierly seconded; to approve the minutes from the Board of Directors Meeting held on January 13th, 2026, as written. All in favor, motion passed unanimously.

Committee Reports:

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

Old Business:

- a. Holiday Lights: This item has been tabled until the next Board meeting for further discussion.

New Business:

- a. Landscaping Improvements: Aida Gonzalez has been working with Jose Pineda from Jeps Landscaping to obtain a proposal to replace foliage that was damaged by the recent freezing temperatures.

Open Forum: No Homeowners were present.

Action Items: The Community Manager was instructed to contact Al-len Locksmith to place a service call for an inspection of the lock in the men's restroom, which is currently not functioning properly.

Upcoming meeting: Board of Directors Meeting scheduled for April 14th, 2026 at 7:00pm.

Adjournment: Aida Gonzalez motioned to adjourn the meeting at 7:59pm.

"Pursuant to the provisions of the Section 468.4335, Florida Statutes, requiring disclosure of any interest which might reasonably tend to create a conflict of interest, direct or indirect, in any action proposed or pending before the Board, a list of those entities which offer certain services or products to the Association, and for which Sentry Management Inc. (including its directors, officers, and persons with a financial interest in Sentry Management Inc, or a relative of such persons) may receive additional benefit is available at the following link: www.sentrymgt.com/fldisclosures. Purchase of any product and/or service, which is part of any offering, affinity program or marketing plan operated by Sentry Management Inc., or any entities affiliated with Sentry Management Inc., is completely voluntary."

ARC Committee Meeting
Tuesday, 3/10/26 @ 6:30PM
At Community Pool
9900 Tivoli Chase Drive, Orlando FL 32829

ARC Applications Report

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

Lester Wiggins called the meeting to order at 6:30pm

The following ARC applications were APPROVED:

5278 Walnut Ridge Drive – Windows Installation

Adjournment: Kenya Richardson adjourned the meeting at 7:00pm

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