

Wycliffe Community Association, Inc.
Approved
Board of Directors Meeting Minutes

Thursday, January 28th, 2016
4650 Wycliffe Country Club Blvd, Wellington, FL

Board members present:

Diane Gower, Vice President	Barclay
Jerry Kahan, President	Cambridge
Neil Fogel	Exeter
Stanley Scheiner, Secretary	Fairmont
Marty Baum	Greenbriar
Steve Hochenberg	Imperial Isle
Art Sidorsky, Director at Large	James Ct.
Hal Braxton	Kensington
Carl Rothbaum	Laurel
Rick Abramowitz	Manchester Greens
Jack Moss	Manchester Lakes
Bob Monsour	Country Club

Board members absent:

Ray Miller	Andover
Joel Lieberman	Dover
Diane Sawicki	Huntington

Districts Represented by a Substitute:

Art Gottesman	Dover
Joel Burzin	Huntington

Call to Order

Jerry Kahan, President called the WCA Meeting Board to order at 1:00pm.

Approval of Minutes from Previous Meeting:

Minutes of December 19th, 2015 were approved with 1 abstention, Diane Gower

President's Report

- No Report

Committee Reports

Buildings and Roads

Ray Miller, Chairperson (Andover) Steve Sininsky, Jane Aaron

- A Motion was made by Joel Lieberman and seconded by Hal Braxton to accept the proposal in the amount of \$5,416.60 for street and stop signs throughout the Community, made by Beautiful Mailbox. Motion approved, 3 opposed.

Cable - Jerry Kahan

- Amy Westwood has all the information back from the two cable contractors, Comcast and Hotwire; AT&T did not wish to participate in bulk contracts. Once Amy has completed her report and recommendation, she will send it the WCA. The Board will then have the opportunity to review the report. Amy will be invited to the WCA Board for you to ask any final questions. You can then call a special meeting (if needed) of your Boards for further discussion. The WCA Board will make the final vote.

Communication/ Website Committee

Steve Hochenberg, Chair, Larry Plonsker, Co Chair

- No Report

Mediation/CEC

Chairperson, Fred Altschul, Chairman (Imperial Isles); Bruce Brauner (Manchester Lakes), Michael Daum (Huntington), Irwin Davis (James Court), Arthur Gottesman (Dover), Joseph Pomeranz (Imperial Isles), and Robert Rappaport (Imperial Isles), Harvey Shane (Imperial Isle), Sy Levenstein (Kensington), Karl Zukerman (Huntington), Joe Neiman (Man. Lakes)

- One grievance hearing is scheduled for the end of February.

Country Club Report Jerry Kahan/ Bob Monsour

- Oral Report by Bob Monsour, There are 6 seats open for the Club Board, speed bumps are being installed in the staging area.

Financial/Budget Committee

Rick Abramowitz, Chairperson (M.G.), Sy Levenstein, Joel Burzin, Fred Traub, Gerry Ranzal

- A financial report is included; the year end financials are not yet ready. Sy Levenstein will no longer be the assistant Treasure. Ed Pachtman has been appointed and approved to fill that position. Thank you Sy for all your many years and dedication to this Community.

Home Sales/Leasing

Joel Burzin, Chairperson (Huntington)

- Written Report Included

Home Security

Steve Hochenberg, Chairperson (Imperial Isle)

- A Motion was made by Diane Gower and seconded by Art Sidorsky to approve the new committee members presented by Steve Hochenberg. Motion approved
- Steve has started the process of vetting home monitoring contractors, as our existing contract expires March 1st 2017. Steve has also spoken with Darrel Wilde about the Clubhouse being monitored. If anyone has suggestions or ideas, please contact Steve.

Joint Committee - WCA/Club

Stanley Scheiner, Chairperson (Fairmont), Rick Abramowitz- WCA / Darrel Wilde, Bob Monsour-CLUB

- A meeting is scheduled for February 18th at 2pm. Location will be determined at a later time. A few of the topics will be, Insurance, holiday lighting etc.

Legal

Chairperson, Joel Lieberman (Dover), Bob Follick, Bob Monsour

- A copy of the Amended Rules and Regulations has been included in your packets. They are also in the WCA office for the residents.

Lakes and Preserves

Chairperson, Jack Moss (Manchester Lakes), Alan Quinn (Manchester Lakes) Arthur Hodax, Gene Holland

- Additional lake Information included in Management Report
- Oral report from Jack Moss
- A Committee meeting has been set for next week to include Louis Palermo from Superior Waterways.

Landscaping/ Perimeter Hedge

Carl Rothbaum, Chairperson (Laurel)

- The tree light (Halo) has been installed on the first tree on the south entrance of Wycliffe. This is only a trial run so please be patient as changes will be made to adjust the direction and brightness of the bulbs if needed. An email will be sent out once the light meets the Committee expectations.
- Oral report from Carl

Modifications/Architectural Review

Hal Braxton, Chairperson (Kensington), Bob Nass

- A Motion was made by Diane Gower and seconded by Joel Lieberman to require a second signature for approval to the Modification signature page for the WCA. Approved.

Security

Diane Gower, Chairperson (Barclay), Art Gottesman, Joyce Costa

- Report Included

- Diane has asked that residents please update your records by using www.gateaccess.net (community code is **WYC**) to identify your key holders and emergency contacts in case of emergencies.
- **ALL** guests and vendors entering the Wycliffe gates WILL be asked for their Drivers License, no exceptions. This is a major liability for the Community, therefore if you do not have your license you will be asked to leave the property.
- Residents, please call **911 FIRST** for all emergencies, **NOT** the security gate.
- **ADT** - the contact number for customer service is same **800-878-7806**.

Exeter District Report

Chairperson, Neil Fogel

- No Report

Management Report

- Written Report Included
- Financial Summary
- Violations
 - As of January 27th, 2016, there were 66 Security violations that consisted of: 1- Parked in front of mailbox, 1- Fire Hydrant, 7- No parking area, 5- Alternate side
 - 17-Excessive Speed MPH- 40 (8), 41 (6), 43 (1), 49 (1), 50(1)
 - 35-Ignored Stop Sign Vehicles (20) in 1 day, Golf Carts (15) in 1 day
 - As of January 27th, 2016 there were 11 modification applications that consisted of: 3-Roofs, 2-Etched Glass, 1- Brick Pavers, 1-Landscape, 2- Shutters, 1-Flag, 1- House Numbers (denied)
- Security
 - Included in Management Report
 - Written Report Included

New Business

Other

The 2012 Rules & Regulations are in the WCA office for pick up

Residents are urged to use the available options below to call in guests and or vendors to alleviate the backup of guests at the gates:

- 1) www.gateaccess.net the community code in the drop down box is **“WYC”** and further instructions are on the bottom of the page.
- 2) Residents are urged to use the pre-authorization guest/vendor phone number: **561-963-7121** (follow the prompts. The guards have been instructed to not take verbal request from residents.

- 3) Your pets **MUST** be on a leash when walking on Common Property, you are also responsible for picking up and disposing properly, any waste from your pets.

Good & Welfare

Future Meetings

WCA Executive Committee Meetings will be held on the fourth Thursday of the month at 9am in the WCA Building unless otherwise noted.

WCA BOD Meetings will be held on the fourth Thursday of the month at 1pm at the WCA Building unless otherwise noted.

WCA Exec.Comm.Meeting	Thursday, February 25 th , 2016 @ 9am
WCA BOD Meeting	Thursday, February 25 th , 2016 @ 1pm

The WCA website address is: **www.wycliffeonline.com**

A Motion was made by Diane Gower and seconded by Joel Lieberman to adjourn at: 2:05pm.

Respectfully Submitted,

Jamie Hand

Castle Management, Inc.

Approved:

Stanley Scheiner, Secretary, Wycliffe Community Association, Inc.