



Meeting of the Board of Directors Minutes

Date: March 10th, 2025

Silver Shores Master Association Inc.

Board of Directors Meeting

The meeting was called to order by the President, Ronell Middleton at 7:10 pm and roll call was taken.

Parcel	Representative	Position	Present Yes No
Parcel A	Rasheem Howell	Vice President	X
Parcel B	Morris Hatcher	Director	X
Parcel C	Edwin Roman	Director	X
Parcel D	Felder Morency	Treasurer	X
Parcel E	Ronell Middleton	President	X
Parcel F	Darpan Sharma	Director	X
Parcel G	Gladys Castro	Director	X
Parcel H	Rollington Mills	Director	X
Parcel I	Marc Etkins	Secretary	x

Roll call was taken by the property manager, Armando Fernandez. The following Board of Directors were not present Morris Hatcher the Parcel B Rep.

Quorum

A quorum was present, and the Board of Directors Meeting was formally recognized at 7:12 P.M.

Motion

The Board President Ronell Middleton, requested that all Directors take a few minutes to review the minutes and the management report. After a brief period, a motion to accept the minutes as written was made by Gladys Castro and seconded by Felder Morency; all were in favor.



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Miramar Police

Office Singletary attended the Board meeting and explained that things have been very quiet in Silver Shores that no reported burglaries or any other issues for the month of February 2025.

New Business

ARC Proposed Modifications

The ARC Committee made a recommendation to the Board of Directors to please visit the following proposed modifications to the community.

- A) The first proposed modification was to allow pavers in the driveway apron area or the driveway approach. After a brief discussion by the Board of Directors who agreed that this will be an added value to the community. A motion to accept the new ARC modification was made by Felder Morency second by Gladys Castro all were in favor. The directors approved paver/travertine in the apron or approach area.

- B) The second item for ARC modification proposed was allowing the driveway to be concrete sections with turf or landscape rocks in between the concrete slabs. This helps bring an updated look the community that has been a topic of discussion for several years. Many residents have been requesting a change and have complained that not allowing the Modification in the past, has hurt their property values. The Board of Directors agreed that updating the community with new trends which help keep the property values higher. Felder Morency made the motion to accept second by Rasheem Howell all were in favor. The Directors agreed to allow the concrete and turf/landscape rocks between the concrete slabs.



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Old Business

Gym Equipment

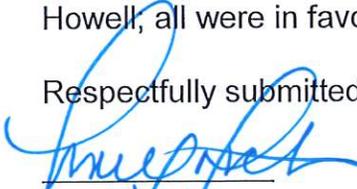
First item under old business was the New Gym Equipment. Mike Angus from X Cell Fitness Products, made a presentation explaining the proposed new commercial equipment that included two peloton bikes and all new Precor equipment. The equipment comes with a one year service contract that's offered by the manufacturer. The peloton Bikes come with a three year parts and labor warranty. The total price of the equipment \$149,485.09. A motion to accept the purchase was made by Marc Etkins second by Felder Morency all were in favor to order and refurbish the gym with new equipment.

Pool Update

Three proposals were presented for the maintenance of the pools. Crystal Blue Pools, A&V Pool and Fred the Pool Guy. After a discussion on the conditions of the pool. The Board of Directors explained the countless times the pool has been closed by the Health Department the countless issues of low chemicals like chlorine and the inconsistency of the filters being cleaned as per Fred the Pool Guys contract. Rasheem Howell made the motion to accept A&V Pools as the new Pool Company for Silver Shores. The motion was second by Marc Etkins all were in favor.

A call to adjourn the meeting was made by Gladys Castro and seconded by Rasheem Howell, all were in favor. The meeting adjourned at 8:39 P.M.

Respectfully submitted by, Armando Fernandez, LCAM



President

05/01/2025

Date