



The Shores at Berkshire Lakes
Master Homeowner's Association, Inc.
2022 Annual Organizational Board of Directors Meeting
February 17, 2022
6:00 PM

Attending:

Board Members: Tony Vaccarino, Doug Nelson, Britt Ragle, Lee Kurasowicz, Steve Girard, Angela Mariani, Matt Difabio

Anchor Associates: Kevin Frost

Tony Vaccarino called the meeting to order at 6:20 pm.

A quorum was present. The Proof of Notice was reviewed and is acceptable.

Election of Officers:

There was no election of officers because the current officers up for re-election were unopposed.

Appointment of Officers:

Matt Difabio made a motion to have all Board Members continue in their current positions, Tony Vaccarino as President, Doug Nelson as Vice President, Britt Ragle as Secretary and Lee Kurasowicz, Matt Difabio, Angela Mariani and Steve Girard as Directors. Lee Kurasowicz seconded the motion. Vote 7 to 0. The motion carried.

ACC Committee:

- 7825 Berkshire Pines Dr – Install power hurricane shutter, Approved
- 7719 Berkshire Pines Dr – Install accordion shutters, Approved
- 7515 Berkshire Pines Dr – Install glass insert into front door, Approved
- 7579 Berkshire Pines Dr – Paint house & door, Approved
- 7449 Meldin Ct – Paint house and front door, Approved
- 7544 & 7548 Berkshire Pines Dr – Replace roof, Approved
- 7450 Meldin Ct – Paint front door, Approved
- 7446 Meldin Ct – Remove oak tree, Approved
- 7944 Leicester Dr – Install accordion and roll down shutters, Approved
- 7515 Berkshire Pines Dr – Remove oak tree & relocate another tree, Approved
- 7585 Berkshire Pines Dr – Replace roof, Approved
- 7829 Berkshire Pines Dr & 7777 Haverhill Court Paint villa & front door Approved

*Approved 3/16/22
Britt Ragle*



Social Committee:

The Chairwoman of the Social Committee requested that Colleen Rinaldi be added to Social Committee.

Doug Nelson made a motion to approve the request that Colleen Rinaldi be added to the Social Committee. Matt Difabio seconded the motion. Vote 7 to 0. The motion carried.

Member's comments:

A member requested that we reorganize the HOA. It was recommended that the community establish a Master Association, a Single Family Home Association, a Villa Home Association and a Preserve Condo Association.

Adjournment:

Tony Vaccarino adjourned the meeting at 6:45 pm.

Respectfully submitted,

Britt Ragle
Secretary