Lake Martha Homeowners Association, No 2, Inc.
PO Box 4355 Miami Lakes, Florida 33014-0355
Message Center/Fax: 305-207-9242 E-Mail: manager@lakemarthahoa.org
Web Site: www.lakemarthahoa.org

MINUTES
Board of Directors Meeting
Thursday, September 17, 2026

PRESENT: Larry Borman; John Baron; Steve Blanco;
Maria Whittington; Armando Valdes; Vidalis "Vicky" Martinez

ABSENT: Jean Newland; Karina Noguera; Stephen Kane

STAFF: Doris Prado, CAM

GUESTS: Carlos Andres, Deputy Amador, Michael C., Rhoda Borman

I. QUORUM ESTABLISHMENT AND CALL TO ORDER

With a quorum of the membership present the Board of Directors meeting of Lake Martha Homeowners Association, No.2, Inc. was called to order on Thursday August 20, 2026 at 7:32 PM. The meeting was held at the Miami Lakes Mary Collins Community Center, 15151 NW 82nd Ave, Miami Lakes.

II. INTRODUCTION OF GUESTS AND PURPOSE OF VISIT

III. APPROVAL OF PREVIOUS MINUTES

□ Steve Blanco made a motion seconded by John Baron to approve the 8/20/26 meeting minutes as presented. Motion passed unanimously.

IV. REVIEW MODIFICATION APPROVAL REQUESTS

V. FINANCIAL – APPROVAL OF BILLS FOR PAYMENT

□ John Baron made a motion seconded by Steve Blanco to approve payment of unpaid invoices for September $3,918.71 plus ACH payments to FPL $1,546.02. Motion passed unanimously.

□ John Baron made a motion seconded by Steve Blanco to approve proposals from Tigris testing water quality $1,170.00 and aeration repairs $2,029. Motion passed unanimously.

VI. BUSINESS

Dead Ducks on Holly Road- Deputy Amador

Issue was discussed with the Board and those present. No concrete evidence has been obtained however the general consensus is that the ducks were poisoned.

Perimeter wall painting schedule for this November.

VII. COMMITTEE UPDATES

a) Lake Committee- Fountains Settings: 7 days week> On 10:15am , OFF 10:15pm.
Lights ON 6:00pm, OFF 10:15pm. Miguel 954-304-7072 Office 561-532-4880

b) Newsletter Committee- John Baron will write an article for the newsletter.

VIII. ENFORCEMENT/BEAUTIFICATION COMMITTEE REPORT

IX. DIRECTIONS TO MANAGEMENT

1. none

X. ADJOURNMENT

□ John Baron made a motion seconded by Armando Valdes to adjourn the meeting at 8:37 PM.
Next Board of Directors meeting scheduled for Thursday, October 15, 2026 at 7:30 PM.
Location: Miami Lakes Mary Collins Community Center 15151 NW 82nd AVE.