

**DORAL COLONY
HOMEOWNERS ASSOCIATION, INC.**

Board of Directors Meeting

Thursday September 11th, at 7:00 pm

Via Zoom Meeting

Meeting ID: 869 2921 1159 Passcode: 811076

Agenda

1. Call to order, Roll Call, and Determination of Quorum.

2. Review of the following minutes:

A. August 7th, 2025, Board Meeting Minutes.

3. Financial Report

A. Balances as of August 31st, 2025

Bank / Acc #	Balance	Rate	Opening Date	Maturity Date
City National Bank - Operating Account # 0418863206	\$59,968.14			n/a
City National Bank - MM Account # 0742727576	\$382,970.41	2.50%	10/1/2018	n/a
First Horizon – Brokerage Acct. # CFJ-729690	\$1,515,682.84		08/07/2024	n/a
First Horizon Bank MM Acct. #220006049981	\$155,135.31	3.30%	03/15/2023	n/a
Ozarks Bank - CD Acct. #6901969113	\$263,598.72	4.40%	2/23/2023	11/22/2025

4. New Business.

A. Consideration of proposal from NSI insurance for insurance renewal 2025-2026 as follows:

DESCRIPTION OF COVERAGE	2024-2025 EXPIRING PREMIUM	2025-2026 RENEWAL PREMIUM
Property including Wrap	\$ 277,238.30	\$ 248,550.80
Commercial General Liability	\$ 7,879.20	\$ 7,266.00
Directors & Officers Liability	\$ 4,293.00	\$ 5,451.98
Crime	\$ 1,900.00	\$ 1,811.94
Umbrella Liability	\$ 2,724.23	\$ 2,882.62
Workers Compensation	\$ 509.00	\$ 503.00
Total Estimated Annual Premium*	\$ 294,543.73	\$ 266,466.34

5. Committee Reports

A. Landscaping Committee

- 1) Ratify the decision to accept the recommendation of the landscaping committee to approve the following proposals from My Lawn Service:
 - a. To install one pallet of palmetto sod between 4945 and 4941 NW 93rd Doral place for a total price of \$650.00
 - b. To remove 2 dead Robellini palms in common areas and remove cat palms in 9335 NW 48th Doral Terrace for a total price of \$475.00
 - c. To deliver and install the 6-purple spikes 3G (150each) in front of electrical box for a total price of \$2,960.00
 - d. To 9327 remove cat palm and grade, deliver and install 7G Spanish stopper for a total price of \$670.00
 - e. To remove 8 large cat palms in between electrical station, remove all jasmine hedge all around and remove all large yellow thriallis from back of electrical box for a total price of \$1,500.00

B. Architectural Committee

- 1) Ratify the decision to accept the recommendation of the architectural committee to approve the Architectural Modification request from Mr. Balerdi of 4953 NW 93 Doral Place to install new front door.
- 2) Ratify the decision to accept the recommendation of the architectural committee to approve the Architectural Modification request from Mr. and Mrs. Kubacki to install impact, windows, front door and sliding doors.

C. Maintenance Committee

- 1) Ratify the decision to accept the recommendation of the maintenance committee to approve the following proposals from M Pierce:
 - a. Roof repairs at 5070 NW 93rd Doral place for a total price of \$6,300.00 of which \$3,500.00 are homeowners' responsibility.
 - b. Roof repairs at 5021 for a total price of \$2,500.00
- 2) Ratify the decision to accept the recommendation of the maintenance committee to approve the following proposals from Picasso Painting:
 - a. For gate repainting at 9315 NW 48 Doral terrace for a total price of \$530.00
 - b. For gate repainting and hinge replacement at 9335 NW 48th Doral Terrace for a total price of \$530.00
 - c. For gate repainting and hinge replacement at 9336 NW 48th Doral Terrace for a total price of \$530.00
- 3) Consideration of proposals from My Lawn Service to remove the vegetation from the rocks on the lake wall behind Doral Circle East for a total of \$1,500.00
- 4) Consideration of proposal from My Lawn Service to install two yards of soil to cover holes behind some properties and close to the lake wall for a total price of \$800.00

6. Discussion Topics

- A. Community Enhancements
 - 1) Roofing Consultants' Comparison Chart
 - 2) Roofing Consultants' References Review
 - 3) Holiday Party Date
- B. ICE Protocol
- C. Cameras
- D. Action Items
- E. Open Forum
- F. Adjournment
- G. Executive Session