

**MINUTES OF THE MEETING
BOARD OF DIRECTORS
LAKE OF THE WOODS OF JACARANDA HOMEOWNERS ASSOCIATION, INC.
TUESDAY, FEBRUARY 2, 2010
1:30 P. M.**

Present: Joe Beima, President, Bill Meints, Treasurer, Beverly Weltzien, Secretary, Guy Cusumano and Matt Soldano, Directors, Jim Kraut for Management and owners in the audience.

The meeting was called to order by the President, Joe Beima at 1:35 P. M. at the clubhouse. Roll was called and a quorum was established. Proof of Notice of Meeting was announced, with Notice and Agenda posted at least forty-eight hours in advance. All motions passed at this meeting were unanimously approved by all Directors present, unless otherwise noted.

Comments from Homeowners: The Owners of Lots # J347 and J358 wanted to know where the Board stood on the inflammatory material placed at the mailbox. The owner of Lot # J358 questioned whether this was a violation of State Statute. The owner of Lot # J347 encouraged the Board to share information with all those involved in the incident. The Owner of Lot # J195 wanted to know if the Board knew how many units were in pre-foreclosure.

Approval of the Minutes of the Board Meeting of January 5, 2010: MOTION was made by Bill Meints and seconded by Matt Soldano to approve the minutes of the Board meeting of January 5, 2010, as presented.

MOTION PASSED.

REPORTS OF OFFICERS

A. President's Report:

1. Correspondence from Attorney: The attorney gave the Board instructions on what and how to release documents. The case against Lot # W137 has again been delayed and is scheduled for sometime in March.
2. Landscaping: The Board has been advised by the landscape contractor to wait until late March, early April, to assess and address the common area plant situation.
3. Parking Enforcement: The President has written a letter to the County Traffic Enforcement Office regarding being able to park on one side of Lake of the Woods Drive.

B. Treasurer – Bill Meints:

1. Financial Report – Bill Meints reported that the 2009 books are being closed and that he will have a year-end report at the annual meeting.
2. Status Report on Delinquencies and Uncollectibles: A full report will be given at the annual meeting. There are approximately 13 foreclosures within the Association at this time. There is one Lot in Grassy Oaks II that is two years behind and the Board will seek the advice of the Association's attorney on how best to proceed.
3. Approval of Expenditures: MOTION was made by Bill Meints and seconded by Beverly Weltzien to approve the proposal from Wash – On –Wheels to pressure wash the common area sidewalks at a combined cost to LOW and LOJ not to exceed \$ 1,450.00.

MOTION PASSED.

MOTION was made by Bill Meints and seconded by Beverly Weltzien to approve the proposal from H & H Signs for two new triple item signs for the bike path at a cost not to exceed \$1,000.00.

MOTION PASSED.

One sign will be erected and one placed in storage.

4. Insurance Coverage: No report.

C. Secretary – Beverly Weltzien: MOTION was made by Bill Meints and seconded by Beverly Weltzien to retain the \$50.00 rental application fee.

MOTION PASSED.

D. Director - Guy Cusumano: Reported that there is a motorcycle at Lot J570.

E. Director - Matt Soldano: No Report.

Keys-Caldwell Management Company Report:

A Property Manager - Jim Kraut

1. Covenant Violations: The up to date violation chart and response for request letters from owners were reviewed. A consolidated report was created for easy reference.
 - a. Specific Lot Violations: Covered.
2. Annual Meeting Status: Management reported that volunteers need to be at the Community Center by no later than 5:30 P. M. for instructions.
3. Misc. Items: The question was raised as to whether, in view of the trip and fall accident on Lake of the Woods Drive, the Association should clean those sidewalks. The matter will be referred to the Association's attorney. Management was instructed to obtain an estimate from Wash-On-Wheels to pressure clean common area sidewalks. Management will obtain estimates to remove the dead and dying Australian Pines at the mail center.

SUB-ASSOCIATIONS

- A. Park Estates: Update of Joint Attorney/Discussion of Roads: John Cullinan reported that there is no information yet. "illegal" mowing is ongoing. It was requested that LOW provide "Preserve" signs for the protected area. The existing signs were provided and installed by Aquatic Systems.
- B. LOJ:
- C. Grassy Oaks II: No report.
- D. Grassy Oaks III: No report.

STANDING COMMITTEE REPORTS:

A. Architectural Review – Joe Wojtak

1. Monthly Status Report: The report is attached and made a part of these original minutes. Six submittals were approved and one is pending. The ARC will review the solar panel installation and the fire pit installation.

- B. Lakes and Wetlands – Art Bradley: Management sent a statement to Lot # 115 to collect the cost of the new aquatic plantings.
- C. Disaster Preparedness – Joe Theil: No report.
- D. Newsletter – Judie Gollwitzer: No report.
- E. Directory – Judy Gollwitzer: No report.
- F. Social Director – Joanne Falvo: Mrs. Falvo reported that next year’s Christmas party will be held at Jacaranda West on Thursday, December 16, beginning at 5:30 P. M., and will cost \$41.00 per person and is open to all residents.. Mrs. Falvo will put notices of all social events on the bulletin board.

MOTION was made by Beverly Weltzien and seconded by Bill Meints for LOW to donate \$200.00 toward the expenses for the 2010 Christmas dinner.

MOTION PASSED.

- G. Security Patrol – Bill Johnson: No report.
- H. Association Web-site - Bill Meints: Mr. Meints reported that the website enhancements have been completed. The year-end report has been attached and made a part of these original minutes.

SPECIAL COMMITTEE REPORTS: None.

UNFINISHED BUSINESS:

- A. A letter was received concerning the South entry island. Golden Leaf will confer with the new landscape committee.

NEW BUSINESS: Lot # W347 wants to have his agenda item request placed on the agenda for the March meeting. The Board will check with the Association’s attorney about the possibility of changing the fiscal year to October thru September.

ADJOURNMENT: MOTION was made by Beverly Weltzien and seconded by Matt Soldano that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 3:10 P. M. The next Board Meeting will be held on March 2, 2010, at 1:30 P. M., at the Lakes of Jacaranda Clubhouse.

Respectfully submitted,

James S. Kraut
For the Secretary