

**MINUTES OF THE MEETING
BOARD OF DIRECTORS
LAKE OF THE WOODS OF JACARANDA HOMEOWNERS ASSOCIATION, INC.
TUESDAY, APRIL 7, 2015
1:30 P. M.**

Present: Bruce Callahan, President, Gene Washchuk, Treasurer, Thomas Gaines, Secretary, Barbara Hockett, Director, Jim Kraut for Management and owners in the audience. Absent: Troy Grieco, Vice President.

The meeting was called to order by the President, Bruce Callahan, at 1:31 P. M. at the Lakes of Jacaranda Clubhouse. Roll was called and a quorum was established. Proof of Notice of Meeting 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.

Approval of the Minutes of the last Board meeting: MOTION was made by Tom Gaines and seconded by Gene Washchuk to approve the minutes of the Board meeting of March 3, 2015, as presented.

MOTION PASSED.

DIRECTOR REPORTS

A. President - Bruce Callahan.

- a. Director Grieco resignation: MOTION was made by Tom Gaines and seconded by Gene Washchuk to accept the resignation of Vice President, Troy Grieco, effective immediately.

MOTION PASSED.

MOTION was made by Bruce Callahan and seconded by Tom Gaines to appoint Judie Gollwitzer to fill the unexpired term of Troy Grieco.

MOTION PASSED.

Judie Gollwitzer joined the Board.

Barbara Hockett volunteered to be the Board liaison to the Landscape Committee.

- b. Artistree Contract: Bruce Callahan, Barbara Hockett and Liz Sharpe will meet with the Artistree representative for the Association as well as the owner of the company to discuss continuing landscaping issues.
- c. Complaint from Plantation HOA: Bruce Callahan, Troy Grieco and Warren Wood met with Board members from Harrington Lakes and a County representative to look at a buffer area. The County representative stated there was no violation by Lake of the Woods, and that the Association could maintain the property as it sees fit.
- d. Tree Trimming in Common Areas: The President will contact Artistree about trimming the palm trees and specific oak trees.
- e. Mediation Hearing with Resident: The Mediation hearing will be held tomorrow at 1:30 P. M at the County building.

MOTION was made by Gene Washchuk and seconded by Judie Gollwitzer to authorize the President to make decisions on behalf of the Association at this mediation.

MOTION PASSED.

B. Vice President: No report.

C. Treasurer- Gene Washchuk.

1. Financials: The March financials are not ready yet as the back statements have not been received.
2. Delinquencies: The current Aging report was reviewed and the color coded collection process was explained to the Board. Lot # W049 has paid the \$500 down payment of the payment plan.

D. Secretary – Tom Gaines:

1. Communication Project Update: The group is making progress on the communication and e-mail list. A sample of the form was provided to the Board for review.

MOTION was made by Bruce Callahan and seconded by Judie Gollwitzer to approve the communication form for mailing to all owners, including a self addressed stamped envelope, at a cost not to exceed \$2,000.

MOTION PASSED.

E. Director – Barbara Hockett: The volunteer luncheon held on Sunday, March 22, was a great success. Yvonne and Bob Cadero were named volunteers of the year.

F. Keys-Caldwell Management Company Report:

Property Manager - Jim Kraut

1. Covenant Violations: 1). Management reported that there were 42 lots that were sent letters last month and there are two lots recommended to be sent to the Compliance Committee for review.
2. Compliance Report and recommendations: There was no meeting held so there were no recommendations presented to the Board.

MOTION was made by Gene Washchuk and seconded by Tom Gaines to refer Lots ##### to the Compliance Committee, for review.

MOTION PASSED.

3. Misc Items: Management was instructed to follow up on the status of Lot # J 260 and the fine payment and third tree requirement.

SUB-ASSOCIATIONS

- A. Park Estates: No report.
- B. LOJ: Judie Gollwitzer reported that the annual meeting minutes need to be posted on the website.
- C. Grassy Oaks II: No report.
- D. Grassy Oaks III: No report.

STANDING COMMITTEE REPORTS:

- A. Architectural Review: Bruce Callahan reported that there were eight or nine applications submitted, with only one that that was not approved. The application not approved did not include the paint colors for the building.

MOTION was made by Tom Gaines and seconded by Gene Washchuk to affirm the variance for the rear setback of Lot # J 004, of 9.8' instead of 10, as stipulated in the Association covenants to accommodate an error in construction of the pool cage and concrete patio.

MOTION PASSED.

- B. Lakes and Wetlands – Art Bradley reported that the Harrington Lakes complaint is a buffer zone for Lake of the Woods and the association can do as we please with the area.
- C. Disaster Preparedness – Liz Sharpe: No report.
- D. Directory: Judie Gollwitzer will assess what needs to be done to update the directory and will report her findings to the Board at the May meeting.

SPECIAL COMMITTEES REPORTS:

- A. Landscaping – Liz Sharpe: reported that issues with Artistree are ongoing.
- B. Social Update – Judie Gollwitzer: reported that there are two ladies who have volunteered to plan future lectures.

UNFINISHED BUSINESS: 1). The County has painted new lines and installed new reflectors along Lake of the Woods Drive. 2). 512 Purselane is scheduled to close next week. 3). Will the Board take a stand on the cell tower? 4). Landscapers are starting work with their equipment at 7:00 A. M. Can the Association require they start at 8:00 A. M.? 5). Will the Board consider planting more Jacaranda trees? 6). Park Estates has cleared out the invasive plants along Lake Meredith and replanted the area with native plants and trees.

NEW BUSINESS:

- A. Board Correspondence: 1). The President and Secretary will begin work on the road resealing for 2015. 2). There were people in the community at night and when approached, stated they were there to catch alligators. Owners were encouraged to call the police. 3). A landscaping company soliciting in the community was asked to leave. 4). A committee will be formed to review the current Hurricane Policy. Judie Gollwitzer will be the Board liaison to the Committee.
- B. Resident Comments: 1). Someone hit two trees at the North entrance. The Board should find out who they were. 2). More lighting should be added at both entrances off of Venice East Blvd. 3). A silver pickup truck is being parked at the clubhouse overnight without permission. 4). The two broken benches along Lake Meredith need to be replaced. 5). Letters from two lot owners were reviewed.

MOTION was made by Judie Gollwitzer and seconded by Gene Washchuk that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 3:09 P. M. The next meeting of the Board of Directors will be held on May 5, 2015, at the Lakes of Jacaranda clubhouse.

Respectfully submitted,

James S. Kraut
For the Secretary