

**MINUTES OF THE MEETING  
BOARD OF DIRECTORS  
LAKE OF THE WOODS OF JACARANDA HOMEOWNERS ASSOCIATION, INC.  
TUESDAY, JANUARY 8, 2008  
1:00 P. M.**

Present: Steve Hafer, President, Bill Meints, Treasurer, Guy Cusumano, Secretary, Jim Kraut for Management and owners in the audience. Absent: Greg Fahey, Vice President.

The meeting was called to order by the President, Steve Hafer, at 1:05 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.

Reading of the Minutes of the Board Meeting and Budget Meeting of December 4, 2007: MOTION was made by Bill Meints and seconded by Guy Cusumano to approve the minutes of the Budget Meeting and the Board meeting of December 4, 2007, as presented.

MOTION PASSED.

(For: Cusumano, Meints. Abstention: Hafer).

Resignations and Appointments: MOTION was made by Steve Hafer and seconded by Bill Meints to appoint Jeri Cushman Chairperson of the Ad Hoc Committee, which among other things will look at recruiting members from each Association in the community to review governing documents, surveying owners for ideas on ways to improve communications within the Associations and increasing interest in Board and Committee involvement.

MOTION PASSED.

Communications and Announcements: Two e-mails were sent to the website. One dealt with thanking the Board for publishing and enforcing watering restrictions and the second was thanking the volunteers for putting up the Christmas decorations.

Owners Comments: Steve Hafer apologized for some of the events that occurred at the last dialogue meeting and reviewed the differences in the nominating procedures between LOW and LOJ.

MOTION was made by Bill Meints and seconded by Guy Cusumano to add "Election of Directors" to New Business.

MOTION PASSED.

#### REPORTS OF OFFICERS AND COMMITTEES

1. President's Report: Steve Hafer thanked the volunteers for putting up the Christmas decorations and requested volunteers to remove the decorations tomorrow. He reminded owners and Board Members that personal attacks have no place in Association business.
2. Treasurer's Report: Bill Meints reviewed his November financial report, including delinquent accounts, which is attached and made a part of these original minutes and the preliminary December financial report. He will stay involved with the CPA to complete the year end financials.

3. Manager's Report: Management reviewed the updated violations chart.

#### COMMITTEE REPORTS

- a. North and South Entrance: Some of the plantings have freeze damage and will be watched. Some junipers have been removed and the empty areas will be replaced when feasible.
- b. Roads: Lake Scene and Fringed Orchid will be seal coated on January 16 and 17<sup>th</sup>. Notices will be delivered to each house in the area.
- c. Landscaping: MOTION was made by Bill Meints and seconded by Guy Cusumano to approve the proposal from Golden Leaf to mulch common areas at a cost of \$8,085.00.

MOTION PASSED.

- d. Information Signs: The signs will be installed in the next few days.
- e. Lakes and Wetlands: The report has been posted on the website.
- f. Architectural Review: Bill Meints presented his report which is attached and made a part of these original minutes.
- g. Legal/Insurance: MOTION was made by Steve Hafer and seconded by Guy Cusumano to agree that the settlement from the lawsuit be paid in three equal payments.

MOTION PASSED.

The Association has won the lawsuit and will receive a reimbursement of \$18,745.53. The money will be represented in a revenue account titled "Legal Recovery".

MOTION was made by Guy Cusumano and seconded by Bill Meints to authorize the Association attorney to proceed with court action regarding 543 Silk Oak Drive.

MOTION PASSED.

- h. Newsletter: The deadline for submittals is February 19, 2008. 900 copies will be requested.
- i. Security: There was one juvenile disturbance in November.
- j. Directory: Submit all corrections and changes to Steve Hafer.

#### UNFINISHED BUSINESS.

- a. Status of Southwood Invoice: MOTION was made by Bill Meints and seconded by Guy Cusumano to turn the Southwood account over to the Association attorney.

MOTION PASSED.

#### NEW BUSINESS.

- a. Volunteer Luncheon: The volunteer appreciation luncheon is tentatively scheduled for the first part of March.
- b. Procedure for Release of Information: MOTION was made by Bill Meints and seconded by Guy Cusumano that all records inspections be made in writing and

be submitted to the Management company for scheduling. The Management company will use their established procedures when dealing with all requests and will provide the Board with a monthly report of all requests made.

MOTION PASSED.

- c. Sidewalk Repairs: MOTION was made by Steve Hafer and seconded by Guy Cusumano to approve the proposal from Howell Concrete for \$2,400.00 for sidewalk repairs.

MOTION PASSED.

- d. Election of Directors: MOTION was made by Steve Hafer and seconded by Guy Cusumano to establish January 18, 2008, at 5:00 P. M., as the deadline for owners to submit their names to run for the Board of Directors.

MOTION PASSED.

Owner's Comments: A letter was received from Lisa Kirk volunteering to chair a nominating committee. The Board thanked her for her volunteerism.

Adjournment: MOTION was made by Steve Hafer and seconded by Guy Cusumano that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 2:39 P. M. The next meeting of the Board will be February 5, 2008, at 1:00 P. M. in the clubhouse.

Respectfully submitted,

James S. Kraut  
For the Secretary