

**MINUTES OF THE MEETING
BOARD OF DIRECTORS
LAKE OF THE WOODS OF JACARANDA HOMEOWNERS ASSOCIATION, INC.
TUESDAY, JULY 27, 2010
1:30 P. M.**

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

The meeting was called to order by the President, Joe Beima at 1:37 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.

Approval of the Minutes of the Board Meeting of June 22, 2010: MOTION was made by Bill Meints and seconded by Beverly Weltzien to approve the minutes of the Board meeting of June 22, 2010, as presented.

MOTION PASSED.

REPORTS OF OFFICERS

- A. President's Report:
 - 1. Announcements and Correspondence: No report.
- B. Approval of Park Estates Road Maintenance: The Association attorney has not completed the review of the proposed document.
- C. Vice President's Report: None.
- D. Treasurer – Bill Meints:
 - 1. Financial Report – Bill Meints reviewed the June report and stated that the Association is in good shape with an \$11,490.00 surplus at month end.
 - 2. Delinquencies and Uncollectibles: There are 10 lots in collections, 16 in foreclosure and one of the 16 in bankruptcy.
 - 3. Lot # 137 Court Case: Bill Meints reported that the Association attorney has sent a letter to the judge in this case to establish a date for final arguments with the court.
 - 4. Request for Motorcycle: MOTION was made by Bill Meints and seconded by Beverly Weltzien to approve the request from Lot J328 for the temporary parking of a motorcycle for the months of July and August.

MOTION PASSED.

- E. Secretary – Beverly Weltzien: Deferred to the Landscaping Report.
- F. Director - Guy Cusumano: No report.

Keys-Caldwell Management Company Report:

- A Property Manager - Jim Kraut
 - 1. Covenant Violations: The violation chart was reviewed and updates were highlighted. The fining procedures were outlined and the tracking system shown on the chart.
 - 2. Wall/Sign Estimates: Different colors were discussed with three colors marked as suggestions from the Committee.

MOTION was made by Bill Meints and seconded by Beverly Weltzien to table the decision on the wall color selection until after more information is presented.

MOTION PASSED.

3. Arborist: The arborist viewed the tree in question and reported that no action needed to be taken. A letter will be sent to the owner who requested that the tree be trimmed notifying hi of the arborist's findings.
4. Misc. Items: None.

SUB-ASSOCIATIONS

- A. Park Estates: Still waiting on a response from the Master Association attorney.
- B. LOJ: No report.
 - a. Grassy Oaks II: No report.
 - b. Grassy Oaks III: No report.

STANDING COMMITTEE REPORTS:

- A. Architectural Review
 1. Monthly Status Report: Beverly Weltzien read Tim Garcia's report, which is attached and made a part of these original minutes. There were 17 submittals, with 15 approved and two pending.
- B. Lakes and Wetlands – Art Bradley: everything is going along normally.
- C. Disaster Preparedness – Liz Sharp reported that there will be a training film on the first Thursday of August at 6:30 P. M. at the clubhouse. She listed the final grant report numbers as total spent: \$7,123.00, 525 hours of community training, which resulted in \$6,261.95, of reimbursement from the County for a total outlay by the Association of \$861.05. The report is attached and made a part of these original minutes.
- D. Landscaping – Liz Sharp: She thanked the Board for the new benches and new flag. Management will contact Steve Hafer to provide information on trimming the common area trees and relay the information to the President and Landscape Committee chair. Ms. Sharp read her report; the President thanked the Committee Members for their hard work. Management will obtain estimates for stone monument. The Board will select the paint color for the monument walls once all decisions for structural materials have been determined.

MOTION was made by Beverly Weltzien and seconded by Bill Meints to accept the proposal from Artistree to spend \$500.00, for a planting design layout for the fronts of the monument signs and to review the proposal from Mainscape to determine if their proposal should be considered in the planting process.

MOTION PASSED.

- E. Newsletter – Judie Gollwitzer: No report.
- F. Security Patrol - Bill Johnson: No report.
- G. Webmaster – Bill Meints: Reviewed the report, which is attached and made a part of these original minutes.

SPECIAL COMMITTEES REPORTS:

- A. Lecture Series - Judie Gollwitzer: No report.
- B. Social: Joanne Falvo: The Fourth of July picnic was cancelled due to rain so there was a gathering at her house instead. The County has credited the Association for the reservation fee and Ms. Falvo has used the money to reserve the gazebo for next year. The Social Committee's written financial report was submitted to the Treasurer.
- C. Parliamentarian - Vince Surillo: No report.

UNFINISHED BUSINESS:

- A. Review Association rules for records inspection: MOTION was made by Beverly Weltzien and seconded by Bill Meints to adopt the record inspection rules as amended.

MOTION PASSED.

- B. Review Action Item List: The Board reviewed the current list and will look at a rule for vehicles blocking the sidewalk and will look at the one sided bike lane on Lake of the Woods Drive.

NEW BUSINESS:

- A. Homeowner Comments on Urgent Business not included in the Agenda – 3 minute limit to express viewpoint: 1). The lights are out at the South entrance. 2). The Association attorney needs to complete the review and editing of the agreement with Park Estates. 3). The Board needs to maintain the common areas and keep cars from parking on the street.
- B. Modify Action Item List: The Board added "Management to provide estimates for stone caps on monument signs", to the list.

MOTION was made by Bill Meints and seconded by Guy Cusumano that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned by the President at 3:01 P. M. The next Board Meeting is tentatively scheduled for September 7, 2010, at 1:30 P. M., at the Lakes of Jacaranda Clubhouse.

Respectfully submitted,

James S. Kraut
For the Secretary