

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

Present: Bruce Callahan, President, Barbara Hockett, Vice President, Gene Washchuk, Treasurer, Thomas Gaines, Secretary, Judie Gollwitzer, Director, (arriving at 1:36 P.M.), Jim Kraut for Management and owners in the audience.

The meeting was called to order by the President, Bruce Callahan, at 1:30 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 July 7, 2015, as presented.

MOTION PASSED.

DIRECTOR REPORTS

a. President - Bruce Callahan.

1. LOWofJ BOD Nominations: The President reported that there will be three vacancies in 2016 and volunteers are needed to run for the Board. The Association's attorney is providing the Board with an amendment to the documents requiring anyone who runs for the Board to be a member of the Association.

Judie Gollwitzer arrived at 1:36 P. M.

2. 2015 Roads Program Bids: MOTION was made by Bruce and seconded by Barbara Hockett to authorize the President to enter into a contract with Asphalt Restoration Technology Systems, Inc., to reseal Wood Sorrel, Dahoon and Coral Bean, at a cost not to exceed \$34,170.47, if no additional bids are submitted by the 4:00 P. M. deadline this afternoon.

MOTION PASSED.

3. Entrance Lighting Project: The new lights have been installed at the South entrance; one new light and two repaired lights still need to be installed at the North entrance.
4. Alligator Signage: Six new alligator warning signs have been placed within the Association.
5. Hurricane Shutters: The Secretary reviewed the current and proposed hurricane shutter rules and regulations and discussed proposed changes, which will be made by Management and presented to the Board for review at the October meeting. The newsletter and website will inform owners that this topic will be discussed at the October meeting.

B. Vice President-Barbara Hockett.

1. Landscape Report: The Vice President reported that 1). Some of the promised annuals and warranty replacement plants have been installed. 2). Mowing is being done once per week and trimming is being done every four weeks through September.

C. Treasurer- Gene Washchuk.

1. Financials: The July financials look good. There are no unforeseen expenses.

MOTION was made by Gene Washchuk and seconded by Barbara Hockett to authorize the Treasurer to sign the CPA engagement letter from James B. Richardson for the 2015 year end review.

MOTION PASSED.

2. Delinquencies: The current Aging report was reviewed. There are only five lots on the report.
 3. Proposed Workshops: No report.
- D. Secretary – Tom Gaines:
1. Communication Process: The newsletter will be distributed electronically on a monthly basis during the week after each Board meeting and will contain highlights of that Board meeting for owner information. Hard copies will be made available to owners in a mailbox outside the clubhouse and at the gazebo. E-mail blast will be used for safety and security information and the website will be updated on a regular basis. People will be needed to provide pertinent information on a regular basis to keep the publications timely. A total of 556 owners have provided their e-mail addresses.
- E. Director – Judie Gollwitzer: Garage Sale: The garage sale will be held on Saturday, October 10 with a rain date of Sunday, October 11. This information will be provided in the newsletter and on the website.
- F. Keys-Caldwell Management Company Report:
Property Manager - Jim Kraut
1. Covenant Violations: 1). Management reported that there were 75 lots that were sent letters last month and there are no lots recommended to be sent to the Compliance Committee for review. The September drivethru will be done in two parts, one of which will focus only on dirty roofs.
 3. Misc Items: Covered.

SUB-ASSOCIATIONS

- A. Park Estates: Additional alligator warning signs have been ordered.
- B. LOJ: No report.
- C. Grassy Oaks II: No report.
- D. Grassy Oaks III: Owners have been notified that the County will no longer do backflow preventer certifications. It was requested that the Master Board contact certified plumbers to obtain a bulk pricing.

STANDING COMMITTEE REPORTS:

- A. Architectural Review: Bruce Callahan reported that all three applications submitted were approved.
- B. Lakes and Wetlands – Art Bradley: Report attached. Bruce Callahan reported that the Cara has been treated with copper sulfate to control growth but reminded owners that Cara is a beneficial, if unsightly, algae.
- C. Disaster Preparedness – Liz Sharp: The Committee tested all radios in anticipation of a possible hurricane.

Board of Directors, Lake of the Woods

Page 3.

September 1, 2015

SPECIAL COMMITTEES REPORTS:

- A. Landscaping – Liz Sharpe: 1). Warrantee plantings are being replaced. The Committee will continue to look at other companies to do the seasonal plantings.
- B. Social Update – Judie Gollwitzer: No report.

UNFINISHED BUSINESS:

- 1. An E-mail blast will be sent to owners notifying them of the next cell tower meeting to be held on September 17.

NEW BUSINESS:

- A. Board Correspondence: 1). The Board will include money in the 2016 budget for sign replacement.
- B. Resident Comments: 1). Street gutters are dirty and should be cleaned by the Association.

MOTION was made by Judie Gollwitzer and seconded by Tom Gaines that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 3:15 P. M. The next meeting of the Board of Directors will be held on October 6, 2015, at the Lakes of Jacaranda clubhouse.

Respectfully submitted,

James S. Kraut
For the Secretary