

**MINUTES OF THE MEETING
BOARD OF DIRECTORS
LAKE OF THE WOODS OF JACARANDA HOMEOWNERS ASSOCIATION, INC.
TUESDAY, JUNE 2, 2015
1:30 P. M.**

Present: Bruce Callahan, President, Barbara Hockett, Vice President, Gene Washchuk, Treasurer, Judie Gollwitzer, Director, (arriving at 1:35 P. M.), Jim Kraut for Management and owners in the audience. Absent: Thomas Gaines, Secretary.

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 Barbara Hockett and seconded by Gene Washchuk to approve the minutes of the Board meeting of May 5, 2015, as presented.

MOTION PASSED.

DIRECTOR REPORTS

a. President - Bruce Callahan.

1. Hurricane Shutter Discussion: Because two Board members were absent, the discussion was deferred until the July Board meeting.
2. Damaged Palm Trees: The County has been contacted about removing and replacing dead trees along Lake of the Woods Drive at both the North and South entrances. The County representative has seen the trees in question, but not responded with a plan of action.
3. Tree Trimming: Artistree has trimmed the trees as requested. Trees 22' from the gutter are the responsibility of the homeowners.
4. Mediation Result: The owner has agreed to clean the sidewalk in question and the Association has agreed to and has removed an oak tree and trimmed palm trees in that area.

Judie Gollwitzer joined the meeting at 1:35 P. M.

5. Additional Lighting at Entrances: MOTION was made by Gene Washchuk and seconded by Barbara Hockett to approve the proposals from Michael Ross Electric of \$5,310 for new lights at the North and South entrances and \$1,000 plus 20% for repairs of lighting at both entrances.

MOTION PASSED.

6. August Meeting: MOTION was made by Bruce Callahan and seconded by Barbara Hockett to not hold a Board meeting in the month of August.

MOTION PASSED.

7. Road Resealing: The President looked at the roads and recommends that Dahoon, Wood Sorrel and Coral Bean be resealed this year. The President and Secretary will tour the roads again and present bids at the September Board meeting.
8. Proposed Amendment: The Association's attorney has been requested to provide a draft amendment where only owners within the Association are eligible to serve on the Board.

- B. Vice President-Barbara Hockett.
1. Landscape Liaison: 1). The landscape representative has reported that he now has enough workers to build a permanent crew for the Association. 2). Artistree will provide a proposal to brushhog the area around the gazebo.
 2. Meeting Time: The October Board meeting will be scheduled in the evening on the first Tuesday of the month.
- C. Treasurer- Gene Washchuk.
1. Financials: The April financials were not ready for review.
 2. Delinquencies: The current Aging report was reviewed. Management was asked to check on lots with payment plans to make sure they are complying with the agreement.
 3. Website Renewal: Management has been instructed to renew the website.
 4. Communication Project Update: There have been 580 responses from LOW/LOJ plus 70 from Park Estates. Grassy Oaks I has 17 of 35 units with access to LOJ but are not being included in the directory. Mr. Washchuk will work with Management to create the distribution list for all responders.
- D. Secretary – Tom Gaines: No report.
- E. Director – Judie Gollwitzer: No report.
- F. Keys-Caldwell Management Company Report:
Property Manager - Jim Kraut
1. Covenant Violations: 1). Management reported that there were 119 lots that were sent letters last month and there are five lots recommended to be sent to the Compliance Committee for review. The Compliance Committee will meet on June 19, to review the May violations.
 2. Compliance Report and recommendations: There was no meeting held so there were no recommendations presented to the Board.

MOTION was made by Bruce Callahan and seconded by Gene Washchuk to refer Lots # J583, # J174, # W109, #J095 and # J072, to the Compliance Committee, for review.

MOTION PASSED.

3. Misc Items: Owners who put up their hurricane shutters before June 1 will receive a violation letter and a copy of the Association's documentation referencing hurricane shutters.

Judie Gollwitzer was excused at 2:12 P. M.

SUB-ASSOCIATIONS

- A. Park Estates: No report.
- B. LOJ: No report.
- C. Grassy Oaks II: No report.
- D. Grassy Oaks III: No report.

STANDING COMMITTEE REPORTS:

- A. Architectural Review: Bruce Callahan reported that all applications submitted were approved except for one application that was incomplete.

- B. Lakes and Wetlands – Art Bradley: No report.
- C. Disaster Preparedness – Liz Sharpe: No next meeting date has been set.

SPECIAL COMMITTEES REPORTS:

- A. Landscaping – Liz Sharpe: reported that she is still waiting for Artistree to do the warranty replantings, and supply her with a list of annuals for the monument plantings.
- B. Social Update – Judie Gollwitzer: No report.

UNFINISHED BUSINESS.

- A. Alligator Removal: 1). The alligator trapper was onsite on two separate occasions but could not locate the problem alligator. Owner Kenneth Lee will meet with the trapper to identify the correct alligator. 2). Management will order “Do not feed the Alligators or any other wildlife” signs.

NEW BUSINESS:

- A. Board Correspondence: None.
- B. Resident Comments: 1). Information about the proposed cell tower should be sent to all owners. 2). A big branch from an Australian Pine has fallen near the pump house and needs to be removed. 3). How many owners are needed to vote in favor of the proposed amendment for it to pass? 4). How do owners get directories?

MOTION was made by Barbara Hockett and seconded by Gene Washchuk that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 2:36 P. M. The next meeting of the Board of Directors will be held on July 7, 2015, at the Lakes of Jacaranda clubhouse.

Respectfully submitted,

James S. Kraut
For the Secretary