

**MINUTES OF THE MEETING  
BOARD OF DIRECTORS  
LAKE OF THE WOODS OF JACARANDA HOMEOWNERS ASSOCIATION, INC.  
TUESDAY, NOVEMBER 5, 2013  
3:00 P. M.**

Present: Bruce Callahan, President, Troy Grieco, Treasurer, Thomas Gaines, Secretary, Helmine Junger, and Gene Washcuk, (arriving at 3:21 P. M.), Directors, Jim Kraut for Management and owners in the audience.

The meeting was called to order by the President, Bruce Callahan, at 3:06 P. M. at the Lakes of Jacaranda 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 last Board meeting: MOTION was made by Troy Grieco and seconded by Tom Gaines to approve the minutes of the Board meeting of October 1 and the special meeting of October 29, 2013, as presented.

MOTION PASSED.

REPORTS OF OFFICERS

A. President- Bruce Callahan.

1. Appointment to Board of Directors: MOTION was made by Bruce Callahan and seconded by Troy Grieco to appoint Gene Washcuk to fill the vacancy created by the resignation of Marie Beima,

MOTION PASSED.

2. Organize a Nominating Committee for February Elections: There will be three vacancies on the Board in 2014. Owners will be mailed a candidacy form to fill out and return if they want to run for the Board.
3. Review of Road Improvement Project: The road project has been completed. The Board accepted the second lowest bid, which turned out to be cheaper in the long run.

B. Vice President: No report.

C. Treasurer-Troy Grieco.

1. Financials: The September Financials are in good shape.

MOTION was made by Troy Grieco and seconded by Bruce Callahan to sign the retainer with CPA James B Richardson to provide the financial review for 2013.

MOTION PASSED.

2. Delinquencies: The current Aging report was reviewed and is attached and made a part of these original minutes.
3. Rentals: MOTION was made by Bruce Callahan and seconded by Helmine Junger to approve the rental for LOJ # 268, as presented.

MOTION PASSED.

Regarding landscaping, the weir area was trimmed at no charge and 450 less bags of mulch were needed this year.

- D. Secretary – Tom Gaines:
  - 1. New Director Orientation: The Secretary will schedule a meeting to get the new director “up to speed”.
  - 2. Newsletter Report: The Newsletter is in process.
- E. Director: Helmine Junger:
  - 1. Volunteer Luncheon: The luncheon was a success and came in \$700 under budget.
- F. Keys-Caldwell Management Company Report:  
Property Manager - Jim Kraut
  - 1. Covenant Violations: Management reviewed and distributed the latest violation chart. There were 21 letters sent for roof cleaning, sidewalk and driveway cleaning and various other items. Last month there were 231 letters sent. Owners have been working very hard to clean up the exterior of their homes.
  - 2. Misc. Items: A letter was read from the Park Estates Board requesting that they be involved in the decision about what will happen to the oak tree on the corner of Cedarwood and Park Estates Square. Bruce Callahan and Troy Grieco will set up a meeting with the Park Estates Board to discuss the tree.

Gene Washcuk joined the meeting.

#### SUB-ASSOCIATIONS

- A. Park Estates: The fall cookout was yesterday and was a great success attended by 56 residents.
- B. LOJ: No report.
- C. Grassy Oaks II: No report.
- D. Grassy Oaks III: No report.

#### STANDING COMMITTEE REPORTS:

- A. Architectural Review: Bruce Callahan and Tom Gaines attended the last meeting. There were eight applications submitted, with six approved and two pending: one for a County permit and the other for a color sample.
- B. Lakes and Wetlands – Art Bradley: No report.
- C. Disaster Preparedness: At this month’s meeting, the Committee will arrange for speakers through next year.
- D. Directory Update – Judie Gollwitzer: The directories will be handed out at the clubhouse on Saturday, November 16, from 9:00 A. M. to 12:00 P. M. A second hand out date will be scheduled for January, if necessary. Report attached.
- E. Security Patrol - Bill Johnson: No report.
- F. Webmaster – Bob Valenziano: The October report is attached and made a part of these original minutes.

#### SPECIAL COMMITTEES REPORTS:

- A. Landscaping – Liz Sharp: The weir area needs to be cut back monthly. The seasonal plantings will be done in the fall. Artistree will trim all common area trees. Management will contact the County about the damaged Royal Palm at the South entrance.
- B. Lecture Series: Bill Goetz from the Historical Commission of Sarasota will be the next speaker. Report attached.
- C. Social Update - Beverly Weltzien: There are three functions planned over the next year so far: The Holiday Dinner Dance in December, the Chili Cook-off in September and the charity drive for people in need in October.
- D. Writers Group: No report. Please remove from agenda.

## UNFINISHED BUSINESS.

- A. Trip and Fall Incident: The lawsuit for the alleged trip and fall at the corner of Lakescene and Lake of the Woods Drive is still ongoing.
- B. Association Easements: The Board is working on obtaining two easements from owners for monument signs and landscaping.
- C. Lot # LOJ 53: Artistree will be contacted to provide a bid to trim branches from Association oak trees that are growing over the home of Lot # LOJ.
- D. Letter from Southwood Block VI: Management will provide clarification.
- E. Overgrowth at Lots # 464, 465 and 492: Bruce Callahan, Troy Grieco and a member of Management will meet with the owners of the three lots to attempt to solve the overgrowth problem.
- F. Venice East Boulevard Signage: Management will contact Neal Homes about their signage in front of the North entrance.
- G. Signage Restrictions: The President will put an article about allowed signage in the next newsletter after the article has been reviewed by the entire Board.
- H. Grassy Oaks II Signage at Lakescene and Silk Oak Drive: The monument sign and sidewalk are stained from the irrigation system and need to be cleaned.

## NEW BUSINESS:

- A. Correspondence: None.
- B. Owner's Comments: None.

MOTION was made by Tom Gaines and seconded by Troy Grieco that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 4:04 P. M. The next meeting of the Board of Directors will be held on December 3, 2013, at 3:00 P. M. at the Lakes of Lakes of Jacaranda Clubhouse.

Respectfully submitted,

James S. Kraut  
For the Secretary