

**MINUTES OF THE MEETING
BOARD OF DIRECTORS
LAKE OF THE WOODS OF JACARANDA HOMEOWNERS ASSOCIATION, INC.
TUESDAY, JULY 2, 2013
3:00 P. M.**

Present: Bruce Callahan, President, Troy Grieco, Treasurer, Thomas Gaines, Secretary and Helmine Junger, Director, Jim Kraut for Management and owners in the audience. Absent: Marie Beima, Vice President.

The meeting was called to order by the President, Bruce Callahan at 3:00 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.

Resignations and Appointments: The President announced that the Vice President, Marie Beima has resigned from the Board, effective immediately.

Approval of the Minutes of the last Board meeting: MOTION was made by Troy Grieco and seconded by Helmine Junger to approve the minutes of the Board meeting of June 11, 2013, as presented.

MOTION PASSED.

REPORTS OF OFFICERS

A. President- Bruce Callahan.

1. Update of Existing Contracts-Lighting and Tree Removal: The lighting project is complete with 32 lights installed at the South entrance and 26 installed at the North end. The tree removal project is also complete. The stump grinding will begin within the next few days.
2. Roadway Resealing/Rejuvenation Bids: The bids for Section 3, (Penny Royal, Purslane, Roseling Circle, Button Bush and Meadow Beauty), are due on July 14. The bids will be reviewed by Bruce Callahan, Tom Gaines and Joe Thiel.

B. Vice President-Marie Beima: No report.

C. Treasurer-Troy Grieco.

1. Financials: No report ready for June.
2. Delinquencies: The current Aging report was reviewed and is attached and made a part of these original minutes. J014 has been sold, J198 is scheduled for court in July and J072 is up for public auction in August.
3. Rentals: None.

D. Secretary – Tom Gaines:

1. Board Communications: Mr. Gaines will be looking at the way information is shared by the Board, Owners and Management.
2. Process Flow Chart: A chart will be created to help clarify how information is transmitted.
3. Action List: Action lists will be recreated beginning with the next Board meeting.

E. Director: Helmine Junger: The Volunteer Luncheon will be held on October 27. The next Committee meeting will be held on July 10. A newsletter article will ask Owners to submit names for the volunteer luncheon.

Keys-Caldwell Management Company Report:

- A. Property Manager - Jim Kraut
 - 1. Covenant Violations: Management reviewed and distributed the latest violation chart.
 - 2. Misc. Items: Friendly reminder letters will be sent to all owners who may have been in violation of the County Ordinance for putting out trash and lawn refuse too early.

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 two applications were submitted at the last meeting and that both were approved.
- B. Lakes and Wetlands – Art Bradley: There are no backups at this time. There are two outfalls that are clogged by Brazilian Pepper trees. The trees need to be cut back.

MOTION was made by Troy Grieco and seconded by Tom Gaines to have Aquatic Systems cut back the Brazilian Pepper trees at both outfalls at a cost not to exceed \$400.00.

MOTION PASSED.

Artistree has been asked to resume cutting the walking path to the weir that can be accessed from Lake of the Woods Drive or Laurel Cherry. The grass should be cut weekly and the trees trimmed monthly. Owners need to be reminded that it is against a County Ordinance to drain their swimming pools into the storm water system.

- C. Disaster Preparedness: The Committee will begin meeting on the third Wednesday of each month in the month of August.
- D. Directory Update – Judie Gollwitzer: MOTION was made by Bruce Callahan and seconded by Troy Grieco to purchase 1,100 three ring binders for the Association directory at a cost not to exceed \$2.00 each plus tax.

MOTION PASSED.

- E. Security Patrol - Bill Johnson: there are not enough volunteers so there have been no patrols. Troy Grieco distributed copies of surveillance photos of a man breaking into the storage unit next to the pool. The photos are very detailed and the system will be very helpful to identify anyone doing something improper. An owner reported that there was an incident early this morning of a woman requesting admittance to a unit, but then disappeared. The Sheriff's nonemergency telephone number will be included in the next newsletter.
- F. Webmaster – Bob Valenziano: The June report is attached and made a part of these original minutes.

SPECIAL COMMITTEES REPORTS:

- A. Landscaping – Liz Sharp: The Artistree representative has been contacted about replacing unhealthy plants in various areas of the Association. The Board is requesting better response time from the landscaping contractor.
- B. Lecture Series: Judie Gollwitzer is hoping to schedule a local history lecture in either September or October.
- C. Social Update: None.
- D. Writers Group - Kathleen Smith: Remove from agenda.

UNFINISHED BUSINESS: None.

NEW BUSINESS:

- A. Correspondence/Owner's Comments: 1). When the resealing of Section 3 is done, half of each road will be blocked off for crack filling and sealing. Owners will need to park at the end of the roads or in driveways, (with prior permission from the owner of the home). 2). New HOA laws have been in effect since yesterday and should be studied by the Board.
- B. Board Vacancy: This item will be addressed at the July 30, Board meeting.

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

MOTION PASSED.

The meeting was adjourned at 4:05 P. M. The next meeting will be held on July 30, 2013, at 3:00 P. M. at the Lakes of Lakes of Jacaranda Clubhouse.

Respectfully submitted,

James S. Kraut
For the Secretary