

**NOTICE**  
**BOARD OF DIRECTORS**  
**JACARANDA COUNTRY CLUB VILLAS CONDOMINIUM ASSOCIATION, INC.**  
**MONDAY, MAY 16, 2016**  
**AT THE OFFICES OF KEYS-CALDWELL 1162 INDIAN HILLS BLVD.**  
**9:30 A. M.**

Floor Open to Owners' Comments.

1. Call to Order.
2. Proof of Notice of Meeting and Established Quorum.
3. Reading and Approval of Minutes of April 18, and April 25, 2016.
4. Resignations/Appointments.
5. Review of Financial Report.
6. Correspondence: 824/822 AMA – install gutters/downspouts; 841 AMA – replace rear gutter and downspouts; 826 Concern Form – Remove shrub along walkway.
7. Committee Reports:
  - A. Irrigation and Buildings.
  - B. Grounds and By Laws.
    1. Remove Carrotwood Tree.
  - C. Insurance, Financial and Budget.
  - D. Pool, Pool Area, Pest Control.
  - E. Safety.
  - F. JW HOA Representative's Report.
8. Unfinished Business:
  - A. Electric at Front Island.
  - B. New Well / Reclaimed Water.
  - C. Communications/Email List.
  - D. Insurance Claim #815.
  - E. New Resident's Packet.
9. New Business:
  - A. Possible Pool Leak – Hire Tech.
  - B. Summer Meeting Schedule.
10. Sales/Rental Applications.
11. Adjournment.

**MINUTES OF THE MEETING  
BOARD OF DIRECTORS  
JACARANDA COUNTRY CLUB VILLAS CONDOMINIUM ASSOCIATION, INC.  
MONDAY, MAY 16, 2016  
9:30 A. M.**

Floor Open to Owners' Comments: Larry Norris was present for the discussion of the Carrotwood tree.

Present: Clayton Harrington, President, Bill Tedrow, Treasurer, Lee Snell, Secretary, Tim GaNun, Director, Jackie Wood for Management and an owner in the audience. Absent: Keith Matthei, Vice President.

The meeting was called to order by the President, Clayton Harrington, at 9:32 A. M. at the offices of Keys-Caldwell, Inc., 1162 Indian Hills Blvd., a quorum being present. Proof of Notice of Meeting was posted at least forty-eight hours in advance. All Motions passed at this meeting were unanimously approved by all Directors present, unless otherwise noted.

Reading and Approval of Minutes of Last Meeting: MOTION was made by Lee Snell and seconded by Tim GaNun to approve the Minutes of the Meeting of April 18, 2016, as presented.

MOTION PASSED.

MOTION was made by Clayton Harrington and seconded by Tim GaNun to approve the Minutes of the Meeting of April 25, 2016, as presented.

MOTION PASSED.

Resignations/Appointments: None.

REVIEW OF FINANCIAL REPORT: Bill Tedrow reviewed the percentages on the Statement of Operations. He has received the 94 page appraisal that he will pass along to the Board and Management.

CORRESPONDENCE: 841 – AMA – replace rear gutter and downspouts. MOTION was made by Lee Snell and seconded by Tim GaNun to approve the request from the owner of 841 as presented.

MOTION PASSED.

(For: Tedrow, Snell, GaNun – Abstained: Harrington)

824/822 – AMA – Replace Gutters and add an additional downspout – Clayton Harrington stated that he spoke with the owner of 822 who gave a verbal approval. MOTION was made by Clayton Harrington and seconded by Tim GaNun to approve the request as submitted.

MOTION PASSED.

826 – Concern Form – Request to Remove Shrubs – Keith Matthei has previously responded to the owner of 826 that the Association would not be removing the shrubs. Beechtree was asked to prepare a bid for the owner's consideration.

Irrigation and Buildings: Tim GuNun reviewed his report, a copy of which is attached and made a part of these original minutes.

Grounds and Bylaws: MOTION was made by Lee Snell and seconded by Tim GaNun to accept the bid of \$1100 from Brink's Tree Service to remove the Carrot wood tree behind unit 899-901.

MOTION PASSED.

There is a dead shrub near 899; Clayton Harrington will speak with Beechtree about the removal and will speak with the Landscaping Committee about a replacement.

Insurance, Financial and Budget: Mr. Tedrow will speak with the agent regarding the claim from unit 815 and the renewal policies that will be due at the end of June.

Pool, Pool Area and Pest Control: Lee Snell reported that he fixed the entry door to the pool and the men's room door. Some of the wooden fencing boards were reattached but the Board should consider replacing the wood fence enclosure completely – Mr. Snell will obtain a bid.

Safety: No report.

JWHA Representative Report: Clayton Harrington reported that he had attended the last Master Board meeting; there was discussion of a flag hanging on a garage door.

UNFINISHED BUSINESS:

Electric on the Front Island: Lee Snell stated that he has not yet received a bid.

New Well/Reclaimed Water: The Board will not pursue access to reclaimed water. No report on a new well. The conversation will continue in the fall.

Communications/Email: Mr. Tedrow will prepare a cover letter that will be mailed with the quarterly statement requesting email addresses as a form of communication.

Insurance Claims #815: Bill Tedrow will contact the Association's Agent, Mike Angers, regarding the claim for unit 815.

New Resident's Packet: Clayton Harrington reported that he is reviewing the document.

NEW BUSINESS:

Possible Pool Leak – Hire Tech: Lee Snell reported that he would obtain bids.

Summer Meeting Schedule: There will not be a regular scheduled Board meeting until September 19, 2016.

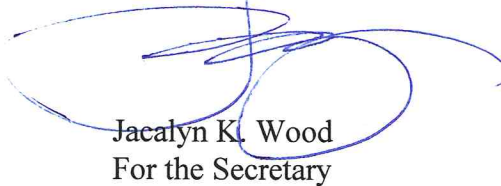
SALES/RENTAL APPLICATIONS: None.

MOTION was made by Clayton Harrington and seconded by Lee Snell that the meeting be adjourned.

MOTION PASSED.

The meeting was adjourned at 10:46 A. M.

Respectfully submitted,



Jacalyn K. Wood  
For the Secretary

Irrigation report for May 16, 2016

Replaced faulty Sprinkler Head at 906,826,821,823,867,869

Inspected, removed over grown grass and redirected Sprinkler heads in the rear of

Units 863 to 869 & 871 to 889. Capped off S.H. At 879

Notified Hank of a large underground water leak in front of 841

Submit bills for:

Round Up weed remover \$19.23

Black top patch, 4 Gallons of rust remover & scrub. Brush \$53.78

Total for bills \$ 73.01

Tim GaNun