

Jacaranda Country Club Villas Condominium Association, Inc.

Board of Directors Meeting

June 15, 2020 at 10:00 am

Conference Call

Approved

CALL TO ORDER: The meeting was called to order by President Joe Macarelli at 10:04 am.

DETERMINATION OF THE QUORUM: A quorum was established with, Joe Macarelli, Joe Claro, Judy Liston and Lee Snell. Also present was Lynn Lakel from Sunstate Management. 7 residents in attendance.

PROOF OF NOTICE: Meeting Notice was posted in advance in accordance with the Association's Bylaws and Florida Statute 7.18.

APPROVAL OF THE PREVIOUS MINUTES: **MOTION** made by Judy Liston and seconded by Joe Claro to approve the minutes from May 18, 2020. Motion passed unanimously.

PRESIDENTS REPORT: Joe Macarelli requested to put another directory together for November. Directory can be reviewed on the website. Please notify board for any changes.

FINANCIAL REPORT Judy Liston gave the financial report. Copy of report is part of these minutes. Judy recommended looking for a new pest control company. Lee Snell made a motion to approve financial report. Joe Claro seconded and the motion passed unanimously. One owner late on payment of dues.

CORRESPONDENCE: 911 – Requested to do front area exactly as 809 and 811. Paving across two buildings and screening area. The board approved the request.

LANDSCAPING: Joe Macarelli reported that we have received a bid for the dredging behind 801-807 of \$22,000. We will have to go the JW HOA#1 as this is their responsibility. It is not our property. We have a few months of rainy season. We met with landscaper to do 5 replacement areas. We have to kill the grass first in order for sod to take. Sprinkler hit by mower and water hit 891 window and damaged interior. Some interior damage was preexisting. Lengthy discussion followed. Owner of 891 asked when he could proceed with mitigation.

COMMITTEE REPORTS:

- Irrigation and Buildings – Joe Claro reported that there was an issue with new irrigation pump. There was a wire inside the pipe had managed to short out. The new pressure tank malfunctioned and they reset that at no cost to us. There will be a labor cost to repair. The paint committee, Lisa is going to find someone to take over the chairman position. The paint committee will get together sometime in the Fall to get the process started. Lengthy discussion followed.
- Compliance Committee – None
- Insurance – Judy Liston explained the insurance renewal in detail. Joe Claro made a motion to adopt the 5% hurricane deductible instead of 3%. Lee Snell seconded the motion and motion passed unanimously. This saves us \$8,600 per year. Discussion followed. The one-time assessment would be \$13,003 to each owner if we had a total loss of the complex vs. \$7801 if we left the deductible at 3%. New insurance appraisal went up to \$19,123,479. Next year insurance premium will go up. We need to get wind mitigation updated.

- Pool Areas/Pest Control – Joe Macarelli mention requests to open the pool to guests. We are still closed to outside residents and more than 10 people. We are not going to open the pool for a larger period of time because of second wave of virus. For the foreseeable future the pool will not be opened to anyone but residents until further notice. Lee sprayed all the pavers to get the weeds out and along the fence.
- Safety Report – None
- JW HOA #1 – Has a quote to pave the roads. Now we have to see when the work will be done. Judy asked if possible to be done before end of year.

Joe Claro made a motion to accept Committee Reports. Lee Snell seconded and motion passed unanimously.

UNFINISHED BUSINESS:

- 903 Sale – Unit sold and will be an annual rental. Owner currently lives in JW HOA #1. New owner to get letter regarding rental rules. Judy Liston made a motion to accept the sale of 903. Lee Snell seconded and motion passed unanimously.

NEW BUSINESS:

- Resod 5 areas – The original installation date was June 22 and it will be delayed because of killing grass before sod. The cost will be right at \$2100. Along driveway at 888, a drain pipe was put in an not buried deep enough and sod cannot be put down. Pipe will have to be move or put in deeper.

RESIDENTS COMMENTS: Sam – 836 Country Club Circle – when repave road will it fix the puddle areas in front of his unit. Should recruit a board member who uses pool. Katie – 801 questioned the dredging behind her unit.

NEXT MEETING: Monday, September 21, 2020 – Conference Call 10:00 am

ADJOURNMENT: With no further Association business to discuss, the meeting was adjourned at 11:00 am.

Respectfully submitted by

Lynn Lakel/LCAM

For the Board of Directors for Jacaranda Country Club Villas