

**BOARD APPROVED: 1.17.2022**

**Jacaranda Country Club Villas Condominium  
Association, Inc.**

Board of Directors Meeting December 13, 2021 at 10:00 a.m.  
Via Zoom Teleconference Services

**CALL TO ORDER:** The meeting was called to order by President Joe Claro at 10:00 a.m.

**BOARD MEMBERS PRESENT:**

Joe Claro, President  
Lee Snell, Vice President  
Judy Liston, Treasurer  
Katie Derrohn, Secretary

**SUNSTATE MANAGEMENT GROUP STAFF PRESENT:**

Lynn Lakel, LCAM  
Lisa Taylor, LCAM

**OWNERS PRESENT:**

Sandy Gill  
Fred Hoekstra  
Jerry Illowsky  
Gary Kearney  
Leo Kenan  
Karl Seileg

**DETERMINATION OF THE QUORUM:**

President Joe Claro determined that a quorum was established.

**PROOF OF NOTICE:** Meeting Notice was posted in advance in accordance with the Association's Bylaws and Florida Statute 718.

**APPROVAL OF THE PREVIOUS MINUTES:** *MOTION made by Katie Derrohn to approve Board Meeting Minutes dated October 18, 2021, November 15, 2021, and November 17, 2021. Judy Liston seconded the motion which passed unanimously.*

**PRESIDENTS REPORT:** Pest control of the interior of units was completed. It was noted during the treatment that there were several units that could not be entered because the locks had been changed and new keys were not given to Sunstate Management. A letter will be sent out to remind Owners to provide a new key immediately if they change their locks. The Palm Trees have been trimmed. Due to cost, the Board may decide to do a full boot cut next year. The pool heater was repaired by Symbiont Service Corporation just in time for the cooler weather. The painting project is moving along, however there are four (4) buildings that have not provided a status to the Board. The Board strongly urges owners to hire a contractor as soon as possible to ensure their building is completed before the project deadline in May 2022. Lastly, Lynn Lakel is being promoted to a management position at Sunstate Management Group. Lisa Taylor will be the new Community Association Manager effective January 1, 2022. Lynn will be Lisa's back up and will still be available to the Association.

**FINANCIAL REPORT:** Judy Liston reported that the budget is on target. She is working with HOA1 to get the Association reimbursed for painting the wall. Lynn Lakel reported that there is only one (1) account in arrears.

**CORRESPONDENCE:** Two (2) ARC requests were received. The first one is from unit 861 and is a request to install new plants. ***Motion to approve the installation of the plants was made by Katie. Lee seconded the motion which passed unanimously.*** The second request was submitted from unit 886 requesting to install river rock in their garden area. Joe stated that units 880-886 want to install rock between their patios/lanais. The Board briefly discussed the use of rocks as well as natural and rubber mulch. The Board decided to table the ARC request from unit 886 at this time.

**COMMITTEE REPORTS:**

- **Irrigation and Buildings** – The irrigation system caused a washout behind 885 which was corrected.
- **Grounds** – Katie and Joe walked the grounds and identified areas that need attention. Hank will remove the dead plants and clean up the other areas to make them look better. Three large bushes which appear to be dying will be removed from the corners of the wall and eventually Christmas Palms will be planted there. Judy suggested that the Board revise the current list of acceptable plants and consider no longer requiring that an ARC application be submitted for installing new plants. The Board briefly discussed Judy's suggestion.
- **Compliance Committee Report** – Joe reminded owners that roofs in Florida need to be cleaned every two (2) to three (3) years. He said he would be walking around the neighborhood and will make a list of those with roofs that need to be cleaned.
- **Insurance** – Nothing to report
- **Pool Areas/Pest Control** – Symbiont Service Corp repaired the pool heater. The pool edge still needs to be painted/sealed. A pool repair company will be contacted to determine the best method. The pool signs have not been ordered yet. The Committee is still trying to determine what Sarasota County requires on the sign. NatureZone noted that there has been little activity in and around the bait boxes.
- **Safety Report**- Nothing to report.
- **JWHA #1**- Nothing to report
- **Welcome Committee** – Katie reported that she has contacted all of the new owners except for those in unit 901.

***Motion to approve the Treasurer's and Committee Reports was made by Lee. Judy seconded the motion which passed unanimously.***

**UNFINISHED BUSINESS:**

- **Pineapple Palm** – Joe explained that the Pineapple Palm will be bought and planted in the Spring as winter is not a good time to plant trees.
- **Website and Directory** – Joe stated that the directory is up-to-date and that it should be ready to be printed in January.
- **Wells** – The driller is waiting for the permits from Sarasota County and expects to install the wells in February 2022. The driller expects that there will be clean water at the depth the well is projected to be drilled to which is 160 feet.

**NEW BUSINESS:**

- None

**RESIDENT COMMENTS/INQUIRIES:**

- A suggestion was made to accept donations for the front entrance rehabilitation project. Joe stated that donations will be accepted once there is more information about the costs.

**NEXT MEETING: Monday, January 17, 2022 at 10 a.m. via Zoom meeting**

**ADJOURNMENT: With no further Association business to discuss, *Motion to adjourn at 11:06 a.m. was made by Lee. Katie seconded the motion which passed unanimously.***

Respectfully submitted,

Lisa Taylor, CAM  
For the Board of Directors for Jacaranda Country Club Villas