

**Minutes will be officially approved by the Membership during the Annual Meeting in 2024*

Jacaranda Country Club Villas Condominium Association, Inc.

Annual Membership Meeting Minutes

Monday, April 3, 2023, at 10:00 a.m.

Jacaranda Public Library, 4143 Woodmere Park Blvd, Venice, FL 34293

DRAFT

CALL TO ORDER: The meeting was called to order by Joe Claro at 10:25am.

DETERMINATION OF A QUORUM: Joe Claro, Judy Liston, Katie Derrohn, and Lee Snell were present. Also present was David Altiero from Sunstate Management. A quorum was established with 49 members present in person or by proxy.

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

READING AND DISPOSAL OF MINUTES: *Lee Snell made a motion to dispense with reading of the Annual Meeting Minutes dated March 22, 2021 and approve them as written. Katie Derrohn seconded the motion which passed unanimously.*

ELECTION OF DIRECTORS: Pursuant to Florida law, an election of the directors for the Association was not required since the number of persons wishing to run for the Board was less than the number of vacancies to be filled. It was announced that the Board of Directors for 2023 would be comprised of Joe Claro, Katie Derrohn, Judith Liston, and Lee Snell.

REPORTS OF OFFICERS AND COMMITTEES

PRESIDENT: Joe Claro reported the hurricane taught us a lot of things and at this point I'd like to acknowledge a few people. I'd like to acknowledge all the residents in the circle how we all came together out helping others. It was nice to see, and I think it really helped us recover from his thing rapidly. I want to thank Dave Prince and Tim Coulter for putting together our cabana and seeing it put back together. I'd like to thank Lee he was out helping other people even though he had quite a bit of damage. Katie, she wasn't here during the hurricane, but she came back jumped in with both feet. She's taken on some things that just weren't priority and she's resolved or at least got them moving and has been a huge help. Quite frankly though the real star of the show is Judy, navigation of the insurance and what we needed to do to put this place back together even though we didn't have a lot of damage was astronomical. It was a moving target you know it was something that nobody here has ever seen before and Judy worked tirelessly asking questions, learning more than she ever wanted and just guided us to this thing and it made huge difference in recovery. In addition to that she's helped individual residents to understand their insurance policies because quite frankly I don't think insurance companies do enough to help us ensure that understand what we're what we've got. So, my hats off to each and every one of you and everybody that's helped get our community back together. Now we can move forward with we're trying to get back to normal business. We're going to be reviewing our documents and the rules and regulations are trying to look for things that may be out of date and we'll bring make more current looking for things that

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maybe don't make as much sense anymore and make them make sense hopefully by the before summer we will have to put in place a definitive policy delivered we're looking into a flood policy after having this wonderful little event see if it makes sense for us and to see if it's affordable. We should find out sometime next month. Looking forward to getting back on track with general improvements around the community make sure everything back in working order having said all that I'd like to move on now to Lee.

Vice Presidents: Lee report: The cabinet for the pool chemicals is in at Home Depot, it had been on back order. The cabana has been put back together and two fans have been added. We are getting bids for the water heater it will be around \$2000. The pool was cleaned by respectful pool service.

Secretary: Katie reported:

Welcoming Committee: We have welcomed three new residents and got them the welcome packets.

Compliance: We have sent out a few letters and have gotten responses. As soon as we get the update and the new rules and regs we will create a compliance committee.

Landscaping: We're doing pretty good. We've got all the stumps removed. I see people putting new stuff in their own little courtyard. We don't have an architectural committee but hopefully next fall we'll be able to set one up and then have guidelines. The mailboxes were supposed to be painted by the post office. The country club is going to clean-up from the road to the trees, then work on the trees.

TREASURER: Judy Liston provided a comprehensive report on the Association's finances. Her report to the Membership is attached and will become part of the official records.

UNFINISHED BUSINESS: NONE

NEW BUSINESS:

Vote to approve the roll over of any excess operating funds from this year to be applied to next year's operating budget as provided by IRS Revenue Ruling 70-604. The vote to roll over any excess funds passed unanimously with 45 votes in favor, 2 votes opposed and 2 abstained. Carry over passed.

OWNERS COMMENTS:

- a. The question came up why the county came in and replaced sod. It was explained that was to repair damage from the water main leak repair.
- b. There was a question and explanation regarding the difference between the Rules and Regulation and the Documents.
- c. The question came about renters getting copies of the Rules and Regulation. The Welcome Committee passes out the Welcome Packet to all new residents.
- d.

ADJOURNMENT: With no further Association business to discuss, a motion was made by Katie Derrohn, seconded by Lee Snell to adjourn the meeting at 11:05 am.

Respectfully submitted by

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David Altiero

David Altiero/LCAM

For the Board of Directors for Jacaranda Country Club Villas

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