

The Lakes of Windermere Community Association

6972 Lake Gloria Blvd
Orlando, Florida 32809
Jill Rygh, LCAM, CMCA, AMS, PCAM

Date: September 11, 2018

Time: 7:00pm

Location: Windermere Prep School
6189 Winter Garden Vineland Rd.
Windermere, FL 34786

MINUTES

I. CALL TO ORDER: 7:01pm

II. ESTABLISHMENT OF BOARD QUORUM PRESENT:

Jon Johnston – Joins after call to order
Kristin Donovan - ABSENT
Danny Curbelo- Present
Paul Marcoccia - Present
Bob Kneer- Present
Teresa O'Brien- Present
Helen Barker- Present

Jill Rygh from Leland Management is present by phone.

III. PROOF OF MEETING NOTICE: Notice was posted on the community bulletin board 48hrs in advance of the meeting per Florida Statutes and on the community website.

IV. APPROVAL OF PREVIOUS MEETING MINUTES: BOB **MOTIONS** to approve the minutes, Paul seconds, unanimous.

V. FINANCIALS/COLLECTIONS:

- a. August 2018 Financials are provided to the board.
- b. Collection Report- Updated delinquency list has been provided.

VI. OLD BUSINESS:

- a. Update regarding Monk property/annexation- The board discusses the meeting with the county concerning the zoning of the homes. Jon speaks to the board regarding sending an email blast regarding this information to all Lakes of Windermere residents. Jill to send out email blast. – JILL The board discusses the access for the homes, school capacity, drainage, alternative entrances, standard amenities, etc.
- b. Pine trees in common areas- Treat or not to treat? Or replace? Jill to call vendor to get update from vendor to get dead ones out- JILL - Slash pine and loblolly pine 5ft or 10ft and savings on quantity.
Landscaping report and estimates from Floralawn – See attached report

\$200 per tree to thin at the pool- If not, get additional bids.- Chris
Call county to get schedule of when tree trimming will occur again. - JILL

VII. NEW BUSINESS:

- a. 2019 Budget Meeting- Draft budget has been completed and sent to the board to review.
- b. Fall Festival – Need date, Jill’s idea

VIII. ADJOURNMENT: 8:26pm Danny MOTIONS to adjourn, Teresa seconds, unanimous.

Items in progress/completed

1. Approval for second round of pine trees to be removed has been given to the vendor. Vendor can begin in approximately one month.
2. Pine straw was added throughout the common areas.
3. Basketball Pole pad has been ordered and is being shipped to Jon Johnston’s home.
4. Soccer goals have been purchased and will be installed shortly.
5. Jill has requested Dianne to look at the pool pergola regarding paint bubbling.
6. Vendors (electrical and fountain vendor) have been given approval to install new fountain on Hawkstone.
7. Vendor has been contacted regarding fountain not working off overstreet.
8. Jill has contacted Orange county regarding adding fish to the retention ponds.
9. Mailing has been sent out to all homeowners regarding the Annual meeting and various items.
10. Pot holes in alleys have been filled in.
11. Clubhouse roof painting has been completed.
12. Pool gate was repaired.
13. Approval has been given and ordered. Ship date from manufacturer is estimated for beginning of October.
14. Manager has requested for landscaper to trim back over grown trees from front entrance tower.
15. Manager has contacted the County regarding a pothole at the end of the cul-de-sac on Hawkstone.
16. Manager has contacted Orange County regarding a few code enforcement homes and raised sidewalks.

Board Members- 1 year term

Jon Johnston - President
Kristin Donovan - Treasurer
Danny Curbelo - Director
Paul Marcoccia –Secretary
Bob Kneer- Director
Teresa O’Brien- Vice President
Helen Barker- Director

Upcoming Meetings and Events

Oct 9- Annual and Budget Meeting
Nov 13 – Board meeting

Websites: www.Lakesofwindermere-hoa.com and www.LakesofWindermereARB@gmail.com