

Woodland Waters Home Owners Association Board Meeting – January 11, 2018

The January meeting of the Home Owners Association of Woodland Waters was held on Thursday, January 11, 2018 at the Marine Corps League Detachment #708 at Sunshine Grove Road, Brooksville, FL. The meeting was called to order by President Jane Heid at 6:30 P.M. All in attendance then recited the Pledge of Allegiance. In attendance were: Jane, Russ, Theresa, Jim D, Tony D., Kristen, bookkeeper and Cathy arrived late.

The minutes of the November meeting were read by Jane. A motion was made by Russ, seconded by Jim D.

L.E.C.....Russ is asking for assistance in taking down the holiday decorations at the U.S. 19 entrance. Some plants will need to be replaced at the entrance. Russ will evaluate after the cold weather threat is over in the Spring. Dave J advised to cut them back and that they should regrow. Some residents have complained that the lighting is poor at the mail boxes and that there are no trash cans. The Board has addressed these issues before. Lights get stolen/broken, and garbage cans accumulate pet refuse. Suggestion boxes were attached to all the bulletin boards, but they only accumulated trash. Suggestions would be accepted anytime during the monthly meetings. Please come and let your suggestions be heard. We are still seeking volunteers for various committees. Russ to get several more estimates to clean & paint all 3 mailbox stations. The board has received several complaints that they are looking poorly.

A.R.C.....Russ reported that he has received several complaints on the "Rubbermaid" sheds residents have in their yards. All sheds must meet Hernando County requirements minimally. Board will schedule a workshop to update requirements for the ARC Guidelines. He also heard complaints on an opaque fence around a pool in the Enclave. Observations were made by several residents that there is an oversized builder sign on the lot at the corner of Whisper Ridge & Southern Breeze. Russ to address with the builder. Also, he will contact Swartzel about the large pane of glass and concrete left behind after the removal of the old sales building. One fence received the A.R.C. approval for last month.

DEED RESTRICTIONS.....Russ will speak to the home owner on Warm Wind Way about repairing the tire ruts on the side of the pavement from a stuck vehicle.

The Treasurers Report was read by Jane. As of January 11, 2018, assets total \$185,348.62. Total income from January thru December 2017 totals \$119,811.48. Total expenses \$104,519.86. Net income \$15,291.62. A motion was made by Russ to accept the report, Theresa seconded.

NEW BUSINESS.....Jane received complaints on the residents notice boards at the mailboxes. The cork has been lifting/loose/coming off. Signs on boards to go up about speeding on the Boulevard. Many cars exceed the 30 MPH limit. Jim D. to investigate on increased Sheriff's Office presence to address speeding. Jane addressed the board about meeting quorum. If less than 4 directors are in attendance, there is NO meeting. That is the law.

The following Resolution written by the HOA Attorney was read again regarding the Annual Meeting. Further information for the Annual Meeting was discussed as the Annual Meeting had to be cancelled due to an insufficient quorum.

A motion was made by Cathy to adjourn, seconded by Theresa. Meeting was adjourned at 7:30 P.M.