

### New Board President

Director Bill Penney was elected board president, replacing John Jensen who recently moved from Saratoga. Bill is beginning his fourth 1-year term and was responsible for renovating the clubhouse, improving the pool deck, involved in landscaping and many other things in the community.

Chris Morgan, who has been active with the landscape and documents committees, was appointed to the 5-member board.

### Treasurer's Report

Director Hal Bardon, treasurer, reported financials were emailed to board March 22nd. There were no surprises. Also the annual report will be emailed to the board on Friday. It will be emailed to residents per a request to Resort property manager Robert Giro at rgiro@resortgroupinc.com or 239 649-5526

### Emergency Preparedness Packets/Community Directory

Director/Secretary Jan Scott reported Emergency Preparedness packets were given to 70 residents. This was coordinated with distribution of the community directories. Anyone who has not received one should contact Jan Scott (#202) at 239 692-8915.

### Landscape Report

Chris Morgan reported members of the committee have moved more of the soil piles, putting it under bushes and entrance. It was needed because the 16 to 18 inches of rain from Irma had washed soil away. Also soil had been added to areas where plants had been replaced.

The committee is still repairing the irrigation system from hurricane damage; some trees tipped over consequently breaking some of the lines.

### Document Update

Hal Bardon said the Document Review committee (Bardon, Marianne Galeazzi and Chris Morgan) met with the association's attorney March 15 and offered some corrections and recommended additions/changes to the documents. She will interpret them in accordance with FL law and statutes and they will be included if they are in accordance with them.

Next, the proposed documents will be presented to the full Board. A summary of the changes (the docs are approximately 130 pages) will also be presented to the Board, which may reject, suggest and modify the documents before they will go back to attorney.

From there the summary of revised documents will be made available to residents

via email or upon request. Final approval will be presented at an annual meeting for approval by residents. It will require a 2/3s vote of the owners to be enacted.

The documents needed to be updated because the original ones had language pertaining to the developer. Also, they need to be aligned with Florida state statutes that have been changed over the years.

### Roof Update

Directors Hal Bardon and Tim Allen met with the new property manager, Robert Giro, to go over the contract from Conroy Roofing. It was revised to include two roofs Conroy had not included in its bid. Cost for repairing the roofs will be \$119,815, including labor, parts, materials and a 1-year warranty. Conroy will also connect loose tiles that don't need to be replaced. He was able to find tiles to match the existing ones.

Although tiles will not be available until May, prep work is set to begin April 16th to stay ahead of the rainy season.

Because of this, sealcoating of roads will be postponed until the roofs are repaired. The date for repainting of front and garage doors will be pushed back as well.

### Renters Report

Director Jan Scott said she met with the attorney concerning an ongoing rental violation. "We are going to take legal action," she said. A letter will be sent to the owner, who may appeal and meet with the fine committee, which will make the final decision.

There is a total of 9 units rented. Five are in compliance, 4 in violation. Notices have been sent to the violators. Of those, 2 are coming into compliance; 2 have not. "We will work on that," she added.

### Oak Tree Request

The board unanimously voted not to grant an owner request to remove a Live Oak tree. Marianne Galeazzi, who requested the removal and offered to pay for it, read a written statement. Owner Stan Mohn sent a written statement supporting Marianne's request.

Members of the landscape committee previously had voted to recommend the board not approve removal of the tree. Chris Morgan read the committee's 4-page rationale.

President Penney said the board needs to keep the community looking uniform.

In conjunction with this, the board voted to accept the landscape committee's recommendation: removing Live Oak limbs that could be hazardous, paver displacement caused by the Live Oaks/in general, and infestation of the trees.

#### Independent Contract Agreement

The board unanimously voted to enter into an independent contract with Diane Jensen to continue doing communications for Saratoga. She recently moved from to a nearby community.