



**AUTUMN WOODS HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
August 13, 2019**

Call to Order – The meeting was called to order at 6:30 PM. by Frank Miller, President.

Roll Call – Frank Miller, Steve Paley, Arleen Love, Linda Laguna, Stu Kaminsky, Jim Callan, Heidi Pukas and Hal Ziecheck. Nancy Lucas, LCAM, was also present from Management and Associates.

Proof of Notice – Proof of Notice of the meeting was presented by Nancy Lucas, LCAM.

Reading and Disposal of Any Unapproved Minutes: Stu Kaminsky made a motion, seconded by Linda Laguna to approve the minutes from 7.9.19 as written. All in favor. Motion passed unanimously.

Presidents Report: See attached.

Vice Presidents Report: Steve Paley reported on the alligator and that anyone can report to 1-866-FWC-GATOR.

Open Discussion: Committee to amend the documents: Kurt Covert, John Pukas and Jim R Ronayne were appointed to the committee.

Treasurers Report: Report prepared and read by Steve Paley. Hal Ziecheck made a motion, seconded by Stu Kaminsky to approve the treasures report as written. All in favor. Motion passed unanimously.

Manager's Report: Nancy Lucas went over delinquent accounts.

Committees:

Compliance: Nancy Lucas, LCAM reported that she and Jim and Theresa Ronayne did the drive through on August 1st. Jim Ronayne volunteered to call the owners that were not in compliance. There were 11 new violations and Jim was able to call 8 of the 11. The few other did receive letters. Mr. Plihal stated he did not contact the owner of Pond View Court regarding the outstanding non-compliance issues until a few days prior to the meeting. Nick Guido is the responsible party for this address. His son lives in the house.

Finance: Steve Paley reported that the 2020 proposed budget was available and would be posted on the portal for all to review. This meeting was the first reading of the budget and that it would be discussed again at the next Board Meeting. The 2020 proposed budget will be put on the portal with notes for review.

Community Relations: Linda Laguna reported that she had met with the new owners on Meadow View Lane.

Maintenance: Hal Ziecheck reported that the park parking lot has been completed. Tennis court gate and fence are both completed. Someone had put electrical tape on the gate lock. Repair has been made. Pump replacement project is almost complete. Tennis court and basketball courts have not been resurfaced. Possibly stripping for pickle ball.

Mike Vincelli reported on the landscaping and park. Bee hive in park has been removed. Mulch in playground area completed. Rest of park will be mulched in September. Warning stickers have been put on the swing sets. Replacement and relocation in the near future. Picnic tables and benches were discussed. Remove rusted damaged picnic tables. Recommendations on redoing the park were between 21,000.00 and 25,000.00. This would include taking out plants, new picnic tables, new garbage cans, new sod, and move and/or replace swing sets, sidewalk at dog park, dog water fountain. Hal Ziecheck made a motion, seconded by Jim Callan to remove/replace with next year's budget. All in favor. Motion passed unanimously.

Website: Alex Nazario has been posting items on the website and portal as directed by the Board of Directors.

Old Business:

A. Omanoff Letter: Hal Ziecheck reported on an email that Mr. Omanoff sent to the community (excluding the BOD) that stated untrue information. Hal Ziecheck would like his remarks attached to the minutes.

B. Chestnut East: Discussion on tree removal that is on the house. The county has been notified and is working on the matter.

New Business:

A. Alligator Reporting: Covered in Steve Paley's report.

Adjournment – Linda Laguna made a motion, seconded by Heidi Pukas to adjourn the meeting at 7:56PM. All in favor. Motion passed unanimously.

Submitted by: Nancy Lucas, LCAM

Approved by:

A handwritten signature in black ink, appearing to read "Steve Paley", is written over the "Approved by:" text.