

LAKES ESTATES HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
BOARD OF DIRECTOR'S MEETING
THURSDAY MARCH 18, 2010
6:00pm
Cottonwood Trail Clubhouse
MINUTES

Call to order- Meeting called to order at 6:03pm by Rick Penney.

Roll Call & Quorum – Rick Penney –President, Ron Weitmier - Vice President, John Conner- Director were all present. Royal Bruce-Treasurer Also present was Maureen Schoening from Argus Property Management.

Proof of notice – Notice was posted in accordance with Florida Statute.

Reading of minutes- Motion by John Conner, second by Ron Weitmier to approve the January 21, 2010 and February 18, 2010 minutes. Motion carried unanimously.

Financial Report-Motion by John Conner, second by Ron Weitmier to accept the February 2010 financials. Motion carried unanimously.

ACC Requests-

Mr Vanabel and Steve from Critter Ridge presented an ACC request to the Board for consideration. The Board reviewed and will further discuss with Steve before making a decision.

1844 / 1850 Cottonwood- Maureen Schoening updated the Board with copy of letter received from Sarasota County regarding the unit Owners responsibilities of the preserve area. Maureen verified with the County that this is an Owner issue for the Unit Owner to work directly with the County for compliance and not a violation of the Association.

Violations-

Rick Penney will contact Maureen Schoening to review the new violations program to set into place.

Old Business

Standard Letters for Violations- Rick Penney will be contacting Maureen Schoening with the format of a standard letter to be used for future violations. All Board Members will contact Maureen to compile a list of noted violations to start new program.

Review of Rip Rap- Maureen Schoening presented 2 proposals and options for repair of the deficiencies noted to the rip rap on the large lake and the small lake. Motion by Ron Weitmier, second by Rick Penney to contract with Custom Dock and Davit to repair the deficiencies on the large lake for up to \$4,600.00 from the Reserve. Motion carried unanimously.

New Business

Atty letter - Maureen Schoening presented a letter from Association attorney recommending the Association move forward with a motion to compel on case #2008 CA 003525 NC. Motion by John Conner, second Ron Weitmier to move forward with motion to compel as recommended by the attorney. Motion carried unanimously.

Date of next meeting- April 15, 2010 @ 6:00pm

Motion to adjourn the meeting by John Conner, second Ron Weitmier. Meeting adjourned at 6:54pm

Respectfully Submitted,
Maureen Schoening, CAM