



Lakes Estates (I and II) of Sarasota Homeowners Association

A Corporation Not-for-Profit

January 28, 2020

Board of Directors Meeting Minutes

CALL TO ORDER: The meeting was called to order By Kelly Bruno at 8:10pm.

PROOF OF NOTICE: Notice was posted in accordance with the association documents and Florida Statute 720.

QUORUM: A quorum was present with the following Board members in attendance; President, Kelly Bruno; Vice President, Pam Anshutz; and Director Rick Penney. Also present was Nicole Banks of Sunstate Management.

MINUTES: MOTION made by Rick, seconded by Pam to approve the December 17, 2019 meeting minutes as presented. Motion passed unanimously.

PRESIDENTS REPORT:

- Kelly reviewed the Maintenance Board Items:
 - The south perimeter fence is approved and pending installation. The cost was shared with Lakes Maintenance. The project is requesting the survey from each homeowner on the fence line is needed.
 - The rec center pool area fencing, and gates are approved and pending installation.
 - Annual Community Yard Sale will be held on Saturday, March 28th.
 - Clubhouse pool is closed due to electrical issues.
 - Flock System will be installed next month.
 - Rec Center Pool Fencing will begin on February 18th.

TREASURERS REPORT: The board reviewed the December 31, 2019 year-end Financial Statements.

UNFINISHED BUSINESS:

- Pond Erosion options will be reviewed. Nicole met with the vendor and a report will be sent to the board. Options include, pond planting, geo tubing and or rip rap.

NEW BUSINESS:

- **1878 Cottonwood Trail** – The circular driveway was approved.
- **1748 Cottonwood Trail** – side of home walkway was not approved.
- **ARC Guidelines Reminder** will be emailed to owners.
- **Welcome Letter Information** will be reviewed.
- There is landscaping rock installed at Cottonwood that was not approved. Rick will send Nicole specifics.
- **4326 Oak View Drive** - Overgrown shrubs, covering the home – **VIOLATION ISSUE**. The shrubs need to be trimmed to 4 ft height.
- **MOTION made Pam, seconded by Rick to send proposed amendments to the community for the following items:**
 - Rental Restriction – 12month minimum lease term and must own home for 12 months prior to renting the home.
 - Fining – Removal of the section in the declarations regarding fining. The Association will then defer to Florida Statute 720.

MOTION PASSED UNANIMOUSLY.

ADJOURNMENT: MOTION made by Kelly, seconded by Rick to adjourn the meeting at 9pm.

NEXT MEETING: Tuesday, January 28th, 2020 at 8:00 PM

Respectively submitted by – Nicole Banks CAM Sunstate Management