

DATE: September 12, 2020

WELLS LANDING HOA BOARD MEETING MINUTES

CALL THE MEETING TO ORDER

MEMBERS PRESENT:

JEFF BERK XX DON JOHNSON XX RAY BUTTS XX

1. Approved Minutes from previous meeting held on: August 8, 2020

2. Financial Update

Unanticipated Expenses - None

HOA Past Due Payments – 1 homeowner still owes partial payment

3. New Business

a. Newsletter subject submissions / topics

Vehicle burglaries, Management Company costs, On-going landscaping projects, Notification of renting and insurance info requirements, Costs of mailing delinquent and non-compliance letters will be billed to homeowner. Requirement for Compliance Committee.

b. Notification requirements for renting – R&R Para 13

(1) Contact info of Renters

(2) Contact info of landlord

Some owners are delinquent in supplying info. If not included with annual payments, they will be notified by cert mail (billed to their accounts).

c. Vehicle parking restrictions C&R para 2.6

d. Exterior lot maintenance C&R 6.1(a)

e. Property insurance – Cert of Insurance C&R 6.2

f. Designation of voter for corporate ownership C&R 3.3

g. Landscaping progress update –

h. Alligator – Florida approved warning sign posted at pond – end of Willow Oak.

4. Open ARB requests

a. Berchem – 582 Willow Oak Ln – Stairs Replacement - Approved with completion date not to exceed 30 days.

5. Old business

a. Discussed requirement for Compliance Committee.

6. Next board meeting

a. Date: October 20, 2020

b. Time: 1000

c. Location: Pool

7. Meeting adjourned time: 1030