

WELLS LANDING HOMEOWNERS ASSOCIATION
BOARD MEETING MINUTES

MEETING DATE: *January 18, 2020*

MEETING CALLED TO ORDER: *1000*

MEMBERS PRESENT: JEFF BERK XX DON JOHNSON XX RAY BUTTS XX

1. FINANCIAL UPDATE

- a. *Jeff: Current reserves approx. \$50-60K*

2. NEW BUSINESS

- a. Landscaping plans for neighborhood

In the process of working a landscaping update plan for the entry areas, islands, pond, jasmine along Wells Landing adjacent to pool and, pool planter. If costs allow, other updates/changes may be considered.

- b. Way ahead for the Board:

Spring walk-around / inspection. Board members will tour the neighborhood and document landscaping and maintenance shortcomings as well as covenants and rules regulations. Affected owners will be notified by mail so as to be given the opportunity to correct shortcomings and/or question the board at its next scheduled meeting.

- c. Town of Orange Park project brief – Libby Berk

As mentioned previously, the Town of Orange Park is creating a 20 year development plan with the assistance of a professional planning group and citizens' steering committee. To that end, the town will hold open meetings February 25th – 27th to afford all residents the opportunity to provide input. Specific meeting location / times will be posted on the community board when available.

- d. Traffic Enforcement.

Due to complaints from residents concerning neighborhood traffic safety, the board asked the Orange Park Police Department to maintain a heightened presence in the area. Drivers have been stopped for speeding as well as "rolling" through stop signs. We are awaiting a report from the OPPD with their observations but it appears traffic has already been "calmed" by their presence.

3. OPEN ARB REQUESTS

- a. *None*

4. OLD BUSINESS

a. *None*

5. NEXT BOARD MEETING SCHEDULED:

a. Date: *February 29th, 2020*

b. Time: *1000*

c. Location: *Wells Landing Pool*

6. MEETING ADJOURNED TIME: *1034*

Submitted: February 02, 2020

A handwritten signature in cursive script, reading "Jeffrey B. Berk", is written over a horizontal line.

Jeffrey B. Berk