

ANNUAL HOMEOWNERS MEETING 2/26/2015

In attendance:

Marcus Richartz, President

Bill Walter, Vice President

Jane McElroy, Treasurer

Suzanne Green, Secretary

Joanie Trotman, FL Association & Property Management, Inc.

Dr. Sean McGlynn Pond maintenance

Opening presentations by Dr McGlynn & TPD Officer Wes Winfree

Major bullet points by Dr McGlynn, on the pond:

- He has been working on our pond for a large project of maintaining a healthy ecosystem.
- One project he mentioned was the algae removal in 2013 & 2014. He described our pond as a 2 acre lake, woods pool.
- Maintenance measures include: wax myrtles and water oaks are not wetland trees, good idea to remove the wax myrtles that are at the end of their life span; cypress trees are found in the Wakulla springs, contribute to a healthier pond, he is on the committee of the Friends of Wakulla Springs.
- Some trees are wetland and are better for the pond environment. There are two big cedars are alive on the island. He has planted and will continue to plant beneficial plants such as plants that are Native, Contribute to an overall healthy ecosystem for our lake. He planted irises, which were most successful, a pond weed that only grows in clean water nitella, pickerelweed, irises, duck flag.
- Pond water levels have been a problem in the past. The leaks were investigated and found to be in our overflow system, there were leaking pipe caps that didn't work so water was running out to the stormwater drainage. There has been less pumping from groundwater aquifer from our well. Recommends that we add some turtle habitats like at Lake Ella, at no additional cost.
- We need the engineering flow drainage map of neighborhood...

TPD Officer Wes Winfree

Crime outside of our neighborhood, officer presence can deter criminal activity, Neighborhood safety, residents locking car and home doors, keeping your garage doors closed. Being aware.

BOARD MEETING

Our President put together a powerpoint presentation of a look back at the year 2014: what we have accomplished. Great job! neighbors!

2014 Financial Report - We have a current balance of \$41,200.87 which is mainly 2015 assessments that were paid in advance. We collected just under \$43,000 in 2014 including several past due balances. We have around \$1,000 from the 2014 payments. We anticipate collecting \$48,000 in dues for 2015. We currently have \$35,000 in money market, savings and

CDs for sinking fund to help cover the cost of the roads. A copy of the end of year Financial Statements are available upon request. We will be sending out quarterly courtesy statements of \$150 for 2016 Assessments.

Our FL Association & Property Management, Inc. management assists the board with various issues, and owner issues; they have taken care of our privacy fence on the Orange Avenue side of the neighborhood, where it had been damaged, and now the fence has been secured, an issue with the creek back behind a residence, there was a backup of trash and debris. code enforcement issues with individual properties, foreclosures coming to an end, and hopefully soon new street signs, some speed limit signs, a few years back stop signs were replaced, no trespassing sign was replaced recently.

The estimate for replacing the boardwalk will still be honored a quote from three years prior.

Architectural Control committee

Three new members are on the ACC committee Kiki, Carmen, Karen.

The aesthetic and compliance with neighborhood covenants walk will be in March or April

Grounds committee- Need a volunteer chairman

Neighborhood watch – Need a volunteer chairman

Pond committee – Covered in the President's Report, Dr. McGlynn has done a great job of bringing our ponds quality back

New Committee Reports

Newsletter – We plan to continue to produce quarterly newsletters. We encourage everyone to provide articles

Welcoming Committee – We need volunteers to welcome new neighbors

Rules – We are required to review our rules every 35 years so we will be reviewing our rules and proposing technical changes

Election of New Board Member – a quorum (including proxies) was not present. The two Board Members voted Cainnon Gregg to fill the vacancy on the Board

2015 Board Meetings schedule:

- MARCH 5
- APRIL 2
- JUNE 4
- AUGUST 6
- OCT 1
- DEC 3