

Lake Sawyer South Community Association

6972 Lake Gloria Blvd
Orlando, Florida 32809-3200
Jill Rygh, PCAM

Date: September 19, 2017

Time: 6:15pm

Location: Windermere Prep School
6189 Winter Garden Vineland Rd.
Windermere, FL 34786

MINUTES

- I. **CALL TO ORDER:** 6:50pm
- II. **STATEMENT OF QUORUM PRESENT:**
Tim Nyland- Present John Trammell- Present
Patrick Spikes- Present Joe Milazzo - Present
Management- Jill Rygh from Leland Management is present as well.
- III. **PROOF OF NOTICE:** Notice posted at entrance with a minimum 48hrs in advance of the meeting. Notice was also posted on the community website. Florida Statute requirement satisfied.
- IV. **APPROVE MEETING MINUTES (8/9/17):** Joe **MOTIONS** to approve the 8-9-17 minutes as presented, Patrick seconds, unanimous.
- V. **APPROVE MEETING MINUTES – AMENDMENT:** Joe **MOTIONS** to approve the 8-9-17 minutes as presented, John seconds, unanimous.
- VI. **PRESIDENT'S REMARKS:** Tim speaks about the recent vandalism at the pool.
- VII. **RESIDENT COMMENTS ON AGENDA ITEMS:** none
- VIII. **APPOINTMENT OF NEW BOARD MEMBERS:** Tim **MOTIONS** to appoint Jeff Gavrich to the board of directors, John seconds, unanimous. Tim **MOTIONS** to appoint Steve Mileski to the board of directors, Patrick seconds, unanimous. Jill informs Jeff and Steve that they will both need to complete the required board certification class within 90 days per the Florida Statute. Jill will inform Jeff and Steve of the next available class dates. - **JILL**
- IX. **APPOINTMENT OF NEW ARB MEMBERS:** Jeff Gavrich will remain on the ARB at this time.
- X. **RESIGNATION OF FINING COMMITTEE:** Steve Mileski resigns effectively immediately from the fining committee. Patrick appoints Henry Perez to the fining committee, Jeff seconds, unanimous.

XI. OLD BUSINESS

- a. Disposal of pool furniture- The pool furniture will be sold at the community garage sale.
- b. Tennis/ Basketball court update- Jill has contacted the landscaper for an update. The trees have not been moved yet. The permit is still in progress.
- c. Amendment notification/Annual Mailing- Amendment must be mailed out no later than October 7th. The board is in the process of creating and sending additional information to be included in the Annual/Budget meeting mailing.- **BOARD**
- d. Enforcement policy – Trash can stickers- Joe **MOTIONS** to purchase the trash can stickers, John seconds, unanimous. Jill will send the proof of the stickers to the board before ordering. - **JILL**
- e. Estimate to repair potholes- Mailbox area and Salomon Cove Ct.- Tim **MOTIONS** to proceed with Parking Lot Maintenance in the amount of \$850, motion fails. Jill to requote using different locations and send to the board for final approval. - **JILL**
- f. ARB online process update- John speaks to the board stating this is currently in progress of working with the webmaster.

XII. NEW BUSINESS

- a. Holiday Decorations- Dianne Honel attends the meeting with samples of the decorations. The board declines to proceed with a purchase at this time.
- b. Locks for fountain controls- Ask fountain to install locks on the 3 boxes. Jill to ask about positioning and timing. - **JILL**
- c. Camera signs for pool- The signs will be provided when the camera training occurs with the board. - **BOARD**
- d. Vandalism at pool/putting green- Tim scheduled inspection with vendor, John seconds, unanimous. – **TIM** The board has instructed Jill to file a police report of this incident with the Orange County Sherriff Department. - **JILL**
- e. Townhome letter for insurance requirement –The board will create the letter and send to Jill to send out after the annual meeting mailing is sent out. - **BOARD** Jill to notify closing department after this has been completed.- **JILL**
- f. Add dog station to Darchance across from fountain. - John **MOTIONS** to install the dog station, Patrick seconds, unanimous. - **JILL**
- g. Training for camera system- The board has coordinated a time to meet with the vendor. NO further update at this time.- **BOARD**
- h. Hurricane Irma clean-up- The landscaper is in progress of removing the fallen debris and trees throughout the community.
- i. Halloween Party - Steve **MOTIONS** the Association to send a check to Tim Nyland in the amount of \$500 for the purchase of items for the Community Halloween party, Joe seconds, unanimous. – **JILL** Tim will submit receipts of all expenses after the event.

- j. November Budget Meeting- date confirmed as November 15th.
- k. Trees or cover for bus stop area- Jill to tell Arroyo to contact Patrick for location.- **JILL**
- l. Pressure wash common areas and townhomes- The board requests an onsite inspection to review the areas that need cleaning. - **JILL**
- m. Reimbursement to Tim for Amendment Affidavit notary- Tim provides Jill with a receipt in the amount of \$33 for a reimbursement check. Joe **MOTIONS** to proceed with this reimbursement, Patrick seconds, unanimous.- **JILL**

XIII. Adjourn: 9:15pm Tim **MOTIONS** to adjourn, John seconds, unanimous.

Board Members/positions- 1 year term

Appeals Committee

Tim Nyland-President
 Joe Milazzo- Vice President
 John Tramell- Secretary
 Patrick Spikes- Treasurer
 Steve Mileski - Director
 Jeff Gavrich - Director
 OPEN -Director




ARB Members

Jeffrey Gavrich Paul La Rosa
 Bea Spencer Chad Wilson
 Brian Pyko

Upcoming Events

October 24- Board Meeting
 November 15- Annual and Budget Meeting
 December- NO Board Meeting; ARB Meeting to be determined

Legend

-  - Assigned Task in progress
-  - Task Completed
-  - Legal Action Taken(Motion, Table, etc.)

Websites: www.LakeSawyerSouth.com ; www.LelandManagement.com