

Lake Ridge Villas North at Fleming Island Plantation
Condominium Association, Inc.
Board of Directors Meeting
Splash Park, 1510 Calming Water Drive
Tuesday, June 14, 2011



MINUTES

Present: John Herzberg, President; Donna Isley, VP (Present by telephone); Bob Woods representing The CAM Team.

Absent: Sharon Tillis, Secretary

The meeting was called to order at 6:00 p.m. by John Herzberg, President. A quorum was established telephonically with two Directors present.

Approval of Minutes

The approval of the prior Minutes was tabled until the July meeting.

Open Forum

Parking, towing, dumping issues and the noise factor from Chicago Pizza were discussed.

Manager's Report

Bob reported that the total funds in all accounts at the end of June were \$695,050.40.

The action items from the previous meeting were all completed.

- a) Alex Rodriguez was asked to revisit the community to adjust the cameras.
- b) Speed bumps have been ordered along with four signs "Caution, Speed Bumps".
- c) Two additional bids were requested by Management regarding drainage issues.
- d) The final stage of the street lamp was ordered from Clay Electric, Engineering Department and will be completed as soon as possible.
- e) Sign for recycling was installed.
- f) Landscaper was contacted regarding installation of shrubs at unit 105 and 5505.

Old Business:

- a) A motioned was made by John Herzberg to approve the Representation Letter from Janis Lake to continue to provide accounting and audit services. Donna Isley second, none opposed and motion carried.
- b) The stop sign discussion was tabled.

c) A motioned was made by John Herzberg to approve the recommendations from Ted Brown, Attorney at Law regarding parking regulations for the community. Donna Isley seconded, none opposed and motion carried. A copy of recommendation is attached.

d) The vendor contract with Town Stow was terminated and a contract signed with Tom's Towing.

New Business:

a) A write-off was approved for Unit 5109 due to error from prior management in the amount of \$3,121.72.

b) Continued landscaping issues were discussed.

Adjournment

John Herzberg motioned to adjourn at 6:40 p.m.

Action items for The CAM Team

a) Manager to obtain additional bids for drainage and landscaping.

Signature

Date approved