

Minutes Board Meeting— February 11, 2010

-Report given that all minutes from previous meeting have been placed on line for the residents of WW to view
Beautification Committee Report -Dave J reported the following:
-shrubs on left side of blvd have been removed as they are dying/dead
-clean up of the front entrance at US 19 has been going well and many plants/trees/greenery has been removed
which was needed due to years of abuse and overgrowth
-air potatoes and stink weed is now coming under control as the lawn maintenance crew is thinning out areas and is
able to adequately spread and spray killer
-current work is being done to the south side of the entrance off US19 as most of the shrubbery is over 15 yrs old –
some will need to be replaced
-new street light is being erected at the front mail boxes
ARC Committee none to report

Treasurer Report:

-we are taking the most conservative approach as related to non construct fees
-non construct assessments were mailed out
-currently have 37 of these accounts
-all money has been pro-rated based on a calendar year change to Jan 1 to Dec 31 – pro-rated fees go up to Dec
2010.

-change to assessment structure – we are now sending out both annual assessment and non construct fees at the
same time per legal advice of WW HOA Lawyer

\$71,440.56 in outstanding HOA invoices - \$16,084.52 is outstanding HOA dues.

General Discussion:

- WW HOA is currently having issues with getting access codes for the Enclave
- -Motion made to pursue gate code access via legal avenue with WW HOA lawyer – In Favor – all Against - none
- -Motion made to have the previous WW HOA lawyer send the current WW HOA lawyer \$5000.00 to be put into a
Trust Fund
- WW HOA wants to see a copy of the current liability insurance being held for roadways/common areas by the
Enclave
- A letter is to be sent to our WW HOA lawyer to immediately send out a cease and desist on having Al Garcia or any
other Enclave representative collect
non construct fees
- WW HOA to send out revised invoices and a copy of the legal letters stating that fees/dues are due to WW and not
Enclave. Residents are responsible
to pay WW HOA and can take this up with Enclave board if they feel they are being duped.
- Motion made to send out and combine both annual dues and non construct fees on the same schedule – In Favor –
all Against – none
- Motion made to follow up with 45 day letters and start immediate Liens on peoples property/homes In Favor – all
Against - none
- Concern over possible dog breeder in WW and that he/she may have 8+ dogs
- Deed restrictions will be addressed and if required a visit will be made to inform the resident of the rule
- Motion Made to have the entire board act as the Deed Restriction committee for the next 2 years In Favor – all
Against – none
- Board decided that it may be best to have a lawn service company come in to give a talk about how people can
save their lawns, shrubs etc. – as well
maybe get a bargain rate on mass quantities of sod if many of the residents are going to be needing it.
- Board will contact the Brooksville Co-Op for possible assistance
- WW Decals (reflective) – stickers designed to be able to make out who/what cars are part of the WW environment.
Prices to print – 1000 stickers 3x4
= .39 each and 2000 stickers 3x4 = .29 each
- Stickers will be available free of charge at the Spring Fling and at all meetings thereafter. Stickers will not be
available at board members homes –

Meetings Only!!

- Motion made to purchase 2000 stickers In Favor – all Against – none
- *WW is hosting a SPRING FLING*
- We are seeking volunteers – please contact Brenda or Jane
- We are currently looking into a location in WW where we can have residents gather for an afternoon of music,
classic car show, adult & children's
games, meet and greet your neighbors and meet the wonderful people who make up beautiful Woodland Waters.
- Date: (mark your calendars) Saturday April 17 Rain- Date Sunday April 18

WATCH FOR MORE INFO ON THE COMMUNITY BULLETIN BOARDS*

Sean MacVicar, Secretary