

Jacaranda CC West HOA 2019 Annual Meeting

1. Meeting was called to order at 7:07 P.M. on December 5, 2019.
2. Elizabeth Small was designated as President with Laurence Skolnik as Secretary and chair persons.
3. Quorum was established as there were 26 proxies in hand with 29 homes represented by their owners. As the Bylaws require only 20% of the 130 lots in our HOA, which would equal 26 households, and there was a total of 55 households represented by the number of proxies and home owners present, the meeting was declared legal.
4. Agreement noted that we had proof and proper notice of this meeting.
5. Minutes of the 2018 HOA annual meeting were read and accepted without any objections or changes.
6. Old business to be reviewed was creation of our website, Plantation city elections, upgrading our neighborhood, and an iguana problem.
7. New business to be discussed was the 2019 budget, crime in our neighborhood, foreclosures in our HOA, and street signs to be replaced.
8. For 2019 we will have additional directors:
 - a. Enriques Thormann will be an assistant Secretary with Laurence Skolnik.
 - b. Brent will serve as Treasurer.
 - c. Vice President will be both Ray Sponder and Giovanni
 - d. Additional members will be Debby Shanter and Lois Wexler.
9. Our website address is: jacarandaccwesthoc.com and this will be sent to all homeowners in our HOA by email.
 - a. Listing of our homeowners email will be made available to all our homeowners.
 - b. We will also use the website to provide referrals for workmen and contractors that our homeowners used and liked.

- c. If any robberies or mishaps are discovered in our HOA, we will send an email blast to all. Attendee suggested looking at spotcrime.com.
 - d. Activities that are not acceptable will be sent by email blast.
 - e. Houses for sale in our HOA will be sent by email to all homeowners.
10. Old Business
- a. Ms. Lynn Stoner was elected Mayor of Plantation. She won by 156 votes on a recount.
 - b. Upgrades have been done in our neighborhood
 - c. There are 8 new home owners in our HOA
 - d. Four homes that needed improvements have all been improved.
11. New Business
- a. Received complaint from home owner about another homeowner on a lake that is cutting their trees bordering this lake and dumping the refuse into the lake and creating problems in this lake. We will investigate.
 - b. Regarding bulk pickup which is the third Friday of every month except for changes due to holidays. According to the Plantation website, "bulk should placed curbside on the day before collection, however, if necessary, bulk may be placed curbside as early as the Saturday before collection. Items placed curbside outside of the designated collection schedule will be subject to violation". If this is violated two or more times, the homeowner will be referred to our attorney. "All tree trimmings must be cut into 6 foot lengths. Small yard waste and leaves must be placed in clear yard bags and placed curbside on your bulk day only. Tree trimming only - no tree stumps or logs allowed. Palm fronds must be cut and tied into 6 foot lengths."
 - c. A house on 420 Sea Turtle is no longer in foreclosure.

- d. We have noted a problem with iguanas in our HOA.
 - i. Lois Wexler hired a company that charged \$500/week for traps for a period of one week.
 - ii. Other ways of dealing with iguanas is the use of electric fences and strips around the patios, but this can destroy sea walls.

12. New Business

- a. Dues will remain at \$150 annually. Our expenses last year were \$6,075.95. We are a non-profit and the bank does not charge us for the HOA account.
- b. We will be changing the lake maintenance company that we were using as we were dissatisfied with their work.
- c. We will discuss with our attorney how to prevent houses from being used as an AIR BNB. There was a house on Sea Turtle Drive being used as such.
- d. House that was in foreclosure has now been sold. Two young troublemakers are now gone.

13. New Street Signs

Sherry, the representative of the street sign company that we will be using recommended to wait until our streets are repaved before replacing the poles and putting up new street signs, stop signs and solicitor prevention signs. This way there will not possibly be damage to the doughnuts placed at the bottom of the new poles during the repavement. The company warranty is for 3 years, and suggests repainting in 8 - 10 years. The price for this will be approximately \$20,000. There is sufficient funds in our account. This was approved by a count of 20 to 3 of the attendees.

14. Meeting adjourned at 8:58 P.M.