

Minutes of BOD Meeting
November 15, 2022

Present

Jill Harrison - President

Earl Ipsaro - Vice President (Dial-in)

Molly Kesmodel - Treasurer (Dial-in)

Lorie Lettinga - Director

Bobbie Hanna - Secretary

The meeting was called to order at 4:03 pm and was recorded. A quorum was present. The minutes from 11/1/22 special BOD meeting were approved by Lorie and seconded by Molly.

President – Jill welcomed everyone and wanted to thank Bub and Carol Phillippe and Lorie for getting the BOD meeting back in the cabana. Sarasota County will be doing mosquito spraying by truck in our area tonight. The Right of Entry for the county to remove hurricane debris from the hollow didn't work out. We had it cleaned up before the county came in.

Vice President – Earl stated the income side of receivables is doing well. Due to the expenses of the hurricane cleanup the outgoing funds are over budget. We are over budget at \$22,500. The healthy carryover from last year has helped a lot.

Treasurer and Secretary – No report.

Committees

Spruce Up – Lorie reported that she has been working with Fred Michaelis on the kitchen redo. They have two proposals at \$6800 and \$8800 to present at the next BOD meeting. Difference in price revolves around the cost of stone vs. formica countertops. They are hoping to start in January. The Bathroom counters are included. Lorie is looking for help on the committee when demo begins in

January. Lorie, with the help of Mike Torino cleaned and repaired the cabana awnings.

Facilities Team – Earl briefly reported on the overall status of the hurricane repairs on lamp posts and fencing. Graham Electric will not give us an exact quote until the photocells have been repaired. Then they will have a better feel for the further damage to the lights. Florida Fencing was out to look at the damage to the vinyl fencing. Quotes will be back in a couple of weeks. We are having someone out to look over the damage to the chain link fencing also. Jill asked about the trees and bushes that are laying over the fencing and will the company charge extra for removal. Earl said they would and that homeowners are responsible for removal within 2 feet of the fence.

Al Tadder – Graham Electric gave us an estimate for \$700 to replace the photocells on 7 of the lamp posts. Lorie made the motion to go forward with the repair of the photocells and Bobbie seconded. Honest Water will be onsite in the next couple of days to address irrigation issues. The company owner has personal issues with his home from the hurricane. We are getting cost estimates from Zach's Tree Service to identify what trees need to be taken down and removed.

ARC – Jill stated that there were 2 ARC requests which had been approved. Removal of 2 trees at #334 because of hurricane damage. #236 is adding a new patio.

Cabana – Lorie wanted everyone to know that the pool will be closed on December 6-8 for power washing and sealing pavers.

Garden – Nancy Deforge reported that the committee has been planting flowers and mulching around the cabana and back gate.

Landscape Proposal – Cindi Hines gave a progress update on the search for landscaping companies. The committee has interviewed 10 companies and hope to narrow it down to 3.

Social – There will be a Coffee Social at the Cabana on Saturday, December 3rd at 9:30. Christmas decorating will begin afterwards.

Owner Input – Aggie Reid announced that there will be donation boxes at the Cabana through December 15th in support of the Venice Area Pregnancy Care Center. Small toys, books, diapers, and lightly used clothes for children up to the age of 5 are needed.

Annual Meeting – Terry McLeod updated all that is going on with getting ready for the Annual Meeting on February 21, 2023 at the Nokomis Community Center. Please take some time and consider running for the Laurel Hollow Board of Directors. A candidate form is forth coming. The 1st notice of the annual meeting will be mailed on December 6-9.

Three proposed changes to the declaration were approved to be voted on at the annual meeting. The 1st was submitted by Terry and Lorie saying declarations may be amended by affirmative votes of 75% of designated voters voting on the amendment. The 2nd was submitted by Carol Phillippe on requiring a waiting period of 1 year of ownership before leasing a unit. The 3rd was submitted by Bobbie which would reduce the requirement for the minimum number of BOD meetings per year to 4.

Discussion: Jill announced that there will be a special BOD meeting on December 13th to take a deep dive into the budget proposal. We will also discuss a possible assessment and dues increase.

Volunteerism in the community is down. 90% of HOA's now use management companies. 80% of the new Laurel Hollow homeowners do not volunteer. If we don't have a board of directors, we can no longer be self-managed. The board has met with one management company. Jill made a motion that the board continue the search for a property manager and Earl seconded.

FEMA – Sharon Hollowell reported that we do not meet their criteria for a non-profit and will get no funding. She will continue to search for more info.

A motion to adjourn was made by Lorie at 5:20 and seconded by Bobbie.