

ELW CLUSTER HOMES UNIT FOUR ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
March 9, 2020

A Meeting of the Board of Directors of East Lake Woodlands Cluster Homes Unit Four Association, Inc. was held at 720 Brooker Creek Boulevard, #206, Oldsmar, FL 34677.

Call to Order – The meeting was called to order at 6:32 p.m. by President, Cathy McCarthy.

Calling of the Roll – Directors present were Jill Bartholmey, Frank Clarke, Andrea Cooley, Bette Payne, Steve Rogers, via telephone, and Tom Sheehy, establishing a quorum to conduct business. Peggy Semsey, Property Manager, of Management and Associates, was also present and acted as Recording Secretary.

Reading and Disposal of Unapproved Minutes – It was,
ON MOTION: Duly made by Jill Bartholmey, seconded by Frank Clarke, and carried.
RESOLVE: Approve the minutes of Board Meeting held February 10, 2020.

Treasurer's Report – there was none, as financial was not available. Current Balance Sheet to date was provided to the Board for review – Attached.

President's Report – Cathy McCarthy – Attached

Manager's Report – Peggy Semsey – Attached

Unfinished Business

Concrete Repairs – quotes to be secured for repairs at 80 Colette Court, evaluate 125 Poole, and replacement of walkway at 145 Poole Place.

Spectrum Update – Property Manager reported that Spectrum has corrected account so all units are entitled to the 2 STB boxes. Credits are continuing to be done for all individual accounts. Upon completion of all credits being issued, Spectrum is to submit a report representing credit that was issued to each personal account.

New Business

Irrigation Contract – No further action.

ARC Applications

- 155 Poole Place – Plantings
- 270 Tads Trail – Gutter Replacement
- 150 Poole Place - Pavers

ON MOTION: Duly made by Frank Clarke, seconded Jill Bartholmey, and carried.

RESOLVE: Approve applications as submitted.

Questions and Comments from the Floor/Sign-up 3 Minute Maximum – resident at 30 Colette Court would like the sandbar to get addressed that was caused by the run off of the sand from a broken irrigation main line that was repaired by ELW Water. Clubcorp to be contacted.

ELW Cluster Homes Unit Four
March 9, 2020
Page 2

The next Board Meeting will be held on Monday, April 13, 2020, at 6:30 p.m.

Adjournment – There being no further business to come before the Board it was,

ON MOTION: Duly made by Frank Clarke, seconded by Jill Bartholmey and carried.

RESOLVE: Adjourn the meeting at 7:21 p.m.

Submitted by:

Accepted by:

Peggy M. Semsey, Property Manager
Management and Associates, Inc.

Cathy McCarthy, President
East Lake Woodlands Cluster Homes
Improvement Association, Unit Four,
Inc.