

Lakes of Windermere Homeowners Association, Inc

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June Board Meeting Min

MEETING DATE: June 11, 2024 at 7:00 p.m.
8464 Winter Garden Vineland Road, # 4 Orlando, FL and Zoom

1. Call to Order:

The meeting was called to order at 7:06pm. Quorum was established with Jeremy, Jon, Sandra, Craig and Peter, Kristen on zoom, Troy Jones from Leland Management in person.

2. Proof of Notice:

The notice was posted 48 hours prior to the meeting.

3. Approval of previous Minutes

Jeremy made a motion to approve the previous meeting minutes. Jon seconded the motion. Motion passed all in favor.

3. Management Report / Financial Report:

No Financials question as report has not come out yet. Troy Jones spoke about the camera system being done by end of week. Jeremy made a motion to approve the invoice in the amount of \$1450 to repair the camera. Craig second the motion. Motion passed all in favor. Troy and Jeremy will be the only ones with this access.

3. Old Business:

A. ARB- The board had a detail discussion on the updating of the ARB Guidelines and what changes needed to be added.

- a. Jeremy made a motion to add the changed driveway information to the guidelines (With grammar correction). Jon second the motion. Motion passed. One Opposed (Sandra)
- b. The white frames for the windows must be added to the guidelines.
- c. The Arb committee will be reviewing the guidelines and submitting their changes in the August meeting.
- d. Jeremy, Beth, Sandara and Troy will be meeting with the liaison with Sherwin williams to update the color wheel.

B. Project Updates- Troy asked the board to discuss the updated projects.

- a. The pool house will be painted soon, and the colors will be sent out for confirmation.
- b. Jeremy made the motion to paint the other gazebos in the community. Craig Second the motion. Motion passed all in favor.
- c. Top priorities from the board outside of the pool common area project. The front entrance will need some upkeep with the signs, landscaping and clean up.
- d. Board members should be sending management any ideas they have for future projects.

D. Upcoming Budget – Troy Jones spoke about the upcoming budget and wanted the board to start looking at certain areas of the budget for 2025. Jon stated that our pool services will be increasing. Budget will do in November.

5. New Business

A. Community Events- The board had a discussion on future community events and budget for them. Jeremy made a motion to approve a Trunk or Treat event for Halloween. Craig seconded the motion. Motion passed unanimously.

6. Adjournment:

The meeting adjourned at 8:32pm