

MINUTES
Lake Grove Home Owner's Association
Board of Director's Meeting
Friday, February 10, 2006

The Board of Directors of the Lake Grove Home Owner's Association (LGHOA) met on Friday, February 10, 2006. In attendance were: John and Jeanne Hudock, Ginny Kiley, Jeanne Dunn and Jason Young.

The meeting was called to order at 12:15 p.m. The minutes were not approved as they had not been received by every Board member. Hard copies were handed out to those present and Mrs. Dunn will email them to Mr. Cianciulli.

Mrs. Dunn agreed to contact FPL regarding a broken lamp post on the Knight's property.

Mrs. Kiley distributed the financial reports, a copy of which is attached and made a permanent part of this record. To date, nine people have not paid the hurricane assessment fees. Mrs. Kiley stated that all the neighbors are paid in full, including late fees and attorney fees for those with previously outstanding bills.

The settlement from Adelphia Cable came to \$32. There are currently three construction deposits in the account, totaling \$6,000. Two are from the remaining two lots under construction, and one is from a home built in 1998. One of the homes under construction is being built by Diamond Court Houses, who need to make several repairs to damages they have incurred, including cutting the grass and repairing the road. Mrs. Kiley volunteered to contact them, informing them that they have one week to make repairs, or repairs will be made for them and taken out of the deposit.

A compliance issue with the one of the neighbors was discussed. The Architectural Review Committee (ARC) has had no luck in resolving four issues with this property owner. After replacing the septic system several months ago, the property owners have not replaced their swale, have no sprinkling system in place, and have landscaping and grass that do not meet ARC standards. Mr. Katzman of the ARC has turned the issue over to the Compliance Committee. Mr. Hudock requested a memo from the ARC outlining the issues.

Mr. Hudock discussed the West Ditch situation and the drainage problems, plus the situation with the current Board of Orchid Bay. At the recommendation on the Association's attorneys, Cornett, Googe, it was decided to send the payment for the March, 2005 bill for the bobcat services along with a letter drafted by Mr. Hudock explaining that this completes Lake Grove's financial obligations up to March, 2005 to Orchid Bay for the mowing of the lot (i.e. we will not pay the 2004 bill for work which we do not believe was done and for which Orchid Bay cannot

← hit?
post

← DNR

← Compliance

← 2hr sent