

THE TOWNS AT LAKESIDE ASSOCIATION, INC.

HOA Board Meeting Minutes
Wednesday, January 30, 2019, 6:00 pm
Clubhouse, Lakeside Plantation

Call to Order:

David Mone called the meeting to order at 6:00 pm. Board members present: Board members present: Marianne Finkelstein, Joe Burnham, Patricia Cruise and David J Mone. James Ro from Sunvast attended. Don High was absent.

Reading of Previous Meeting Minutes: David Mone motioned to waive the reading and approve of the previous minutes. Marianne Finkelstein seconded the motion. The motion passed unanimously.

Financial Review: David Mone gave a December financial review

Joe invited Dawn from Coldwell banker's realtors to talk about what information is provided to renters at the towns.

The North Port app was suggested for your smart phones. I downloaded the app it is well worth it a very user friendly. You can also submit trash cans and trash left out on the curb.

The pump power is shut for the pump located by 1248 Jonah. Has this been repaired? Sprinklers around 1052 not working either.

New business

Update the community owners e-mail addresses. Perhaps send an updated request with the election ballots. Perhaps a request for e-mail addresses posted on website.

My understanding is 23 mail kiosk will not unlock. If we can get a list of boxes and owners should we hire a locksmith to repair the locks? (Notices have been posted in the bulletin boards)

There has been questions on hurricane shields for the lanai. Are there restrictions? What is if anything is permitted? Ex metal fiberglass or material.

Repair of the concrete pillars for the sprinkler systems. This has been completed by R&R Electric.

The builder has not connected approx 25 feet of sidewalks near the new homes. A price is going to be obtained from the builder to install the walk. It maybe responsibility of CDD.

The pressure washing project is complete a couple of minor bumps. It looks good.

The mulch has been completed. There has been some problems with the cleanliness of the mulch contractor. Some board members think they did a good job.

We have a tentative schedule for mulch and pressure washing for 2019. Pressure washing in September and Mulch in November. I don't know if the pressure wash contractor is going to offer special rate to home owners for the driveways.

Any final comments from the board or attendees. Next meeting is scheduled for Thu. 2/28/19

The parking around the community.

- **Parking Committee gave presentation.**

Total Units, 218 units. Units surveyed 157units (72%),

Owners 110, Have 2 or more vehicles and do not park in garage 19/110 = 17%

Tenants 47, Have 2 or more vehicles and do not park in garage 20/47 = 43%

70% would like to see more available guest parking

25% are amend to see more parking lot

5% don't care

Currently available parking lot

218 x 2 = 436

Guest over flow 28

Analysis

- 39/157(25%) or extrapolated 54/128 are not parking in their garage, which is a direct Non-Compliance violation of our Declarations.
- There is no entitlement for an owner or tenant to use a visitor parking pad or the community parking lot except after their garage contains a vehicle and the driveway contains all of the vehicles.
- Sign: Primary use of garages are for vehicle parking

Close the meeting at 7:40pm.