

The Park at Wolf Branch Oaks Homeowners Association

Board of Directors Meeting Minutes for October 19, 2023

Reach Church

Call to Order:

At 6:00 PM

By Joseph Routt

Verification of Quorum:

4 of 6 Board Members in attendance.

Joseph Routt, Karin Pierson, Denise Poloniecki. Beatriz White.

Home Owners Request:

The Walton's, Lot 22, complained about neighbor's trees and electrical wire running across their property. They were advised the situation was not an HOA situation and advised them to reach out themselves to the companies/individuals to rectify the situation.

Proof of Notice

Notice provided in accordance with Florida State Statutes.

Approval of Previous Meeting Minutes:

Karin Pierson motioned to approve the previous Board of Directors Meeting minutes from Aug, 2023 and Sept, 2023 2nd by Denise. Board members voted unanimous in favor

Financial Reports

1. Karin Pierson advised HOA dues are up to date.
2. Karin advised the Bug Spray Company was paid \$680.00.

Architect Control Committee (ACC)

1. No ACC requests or violations for this month
2. Karin made a motion to accept *Aracely Torres Champagne* as new A.C.C. member
Denise seconded the motion which was approved by unanimous vote.
3. First and second violation letters were approved.

Landscape Committee

1. Tree, remove, level and add bark to cul-de-sac located at the dead-end of Oak Prairie Circle cost \$640.00. Denise Poloniecki made a motion to accept the bid Karin Second the motion. Motion Passed.
2. Irrigation Repairs. \$670.45. Prestige Pro to do the work. Motion to approve made by Karin Pierson second by Denise Poloniecki. Motion Passed.

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Water Committee

Kevin advised the cost to repair the leaking valve at the water plant would be \$300.00. Denise Poloniecki made a motion to accept the bid Karin Second the motion, and the motion passed.

Unfinished Business

1. Non Compliance Committee

Joe reported the Committee is looking for a 4th member.

2. Replace/Repair Shed at Water Plant.

No action taken

New Business

1. Resident Lot number 65, Steven Dare volunteered to pay for the landscaping around the Water Plant after all work has been completed.

3. Audience Input

None

Next Board Meeting

November 30, 2023 at 6:00 PM

Adjournment:

- Motion to adjourn at 8:37 PM by Denise Poloniecki second by Karin Pierson.

Vote: Unanimous by Members Present