

ELW WOODS LANDING TOWNHOMES ASSOC., INC.
Board of Directors Meeting
April 18, 2017

A Board meeting of the ELW Woods Landing Townhomes Unit One Association, Inc. was held April 18, 2017, at East Lake Woodlands Country Club, 1055 East Lake Woodlands Parkway, Oldsmar, Florida.

Jim Irwin, Board President, called the meeting to order at 6:00 p.m. Other Directors present were Bonnie Richman, Dejon Kanner, Terri Martorano, Steve Green, Sue Leech, Toni Perry and Mike Francisco. Jerry Baker was absent. Krystal Copley, Property Manager from Management and Associates was also present and served as recording secretary.

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To approve the minutes of the Board meeting held on February 21, 2017.

Reports of Committees

1. **President's Report** – Jim Irwin
2. **Treasurer's Report** – Dejon Kanner
3. **Manager's Report** – Krystal Copley

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To approve the Insurance Appraisal to be performed by FPAT at a cost of \$780.00 as recommended by the current insurance broker since it has been 3 years since last appraised.

ON MOTION: Duly made, seconded and approved by a vote of five in favor, three against. Those voting in favor were Jim Irwin, Dejon Kanner, Steve Green, Terri Martorano and Toni Perry. Those voting against the motion were Sue Leech, Bonnie Richman and Mike Francisco.

RESOLVE: To approve the 2017 insurance policy renewal (with the 3% hurricane deductible) presented by Lloyds of London for an annual premium of \$74,169.74.

ON MOTION: Duly made, seconded and approved unanimously.

RESOLVE: To approve the roof replacement estimate provided by Steve's Roofing at a cost of \$9,250.00 for the roof at units 230/240/250/260 Woods Landing Trail.

The next board meeting will be held on Tuesday, May 16, 2017 at 6:00 p.m. at the ELW Clubhouse.

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

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To adjourn the meeting at 8:23p.m.

Submitted by:

Approved by:

Krystal Copley, LCAM

Jim Irwin, President