

ELW WOODS LANDING TOWNHOMES ASSOC., INC.
Board of Directors Meeting
January 17, 2017

A Board meeting of the ELW Woods Landing Townhomes Unit One Association, Inc. was held January 17, 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, Jerry Baker, Steve Green, Sue Leech, and Mike Francisco. Mark Foster was absent. Krystal Copley, Property Manager from Management and Associates was also present and served as recording secretary. Guest speaker Matt Kuisle from Reserve Advisors was present.

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To approve the minutes of the Board meeting held on November 15, 2016.

Reports of Committees

1. **President's Report** – Jim Irwin
2. **Manager's Report** – Krystal Copley

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To approve the ARC request presented by Unit 255 WLT, **pending** the receipt of his ARC application, contractor's information & specifications.

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To request Liberty Land Mgmt. to review the work performed on the Storm Drain & spend an additional \$1500 to pour new concrete and repair to site plan specs.

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To approve the carport roof replacements for Unit #'s 100, 120, 145 & 435 by Arry's Roofing at a cost of \$1428.00 per carport roof.

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To approve & sign the Swale Scope Proposal submitted by TLC Property Maintenance.

The next meeting will be held on Tuesday, February 21, 2017 at 6:00 p.m. at the ELW Clubhouse.

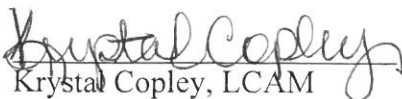
There being no further business to come before the Board it was,

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To adjourn the meeting at 8:55 p.m.

Submitted by:

Approved by:


Krystal Copley, LCAM


Jim Irwin, President