

ELW WOODS LANDING TOWNHOMES ASSOC., INC.
Board of Directors Meeting
July 24, 2017

A Board meeting of the ELW Woods Landing Townhomes Unit One Association, Inc. was held July 24, 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 May 16, 2017.

Reports of Committees

1. **President's Report** – Jim Irwin
 - Discussed short & long term goals for community
2. **Treasurer's Report** – Dejon Kanner
3. **Manager's Report** – Krystal Copley
 - Report attached

ON MOTION: Duly made, seconded and approved unanimously.

RESOLVE: To approve the proposed courtyard gate/fence repairs as listed by Affordable Work Orders, including new items found during their inspection, up to a maximum of \$1500.

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To deny the architectural change request submitted by unit 215 Woods Landing Trail as submitted for a lanai addition to the back of the home. Homeowner will need to comply w/conditions as listed in denial letter & resubmit for consideration.

ON MOTION: Duly made, seconded and carried unanimously.

RESOLVE: To approve the architectural change request submitted by unit 305 Woods Landing Trail as submitted for new windows to be installed except for in the back lanai portion of home.

The next board meeting will be held on Monday, August 28, 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 8:13 p.m.

Submitted by:

Approved by:

Krystal Copley

Krystal Copley, LCAM

Jim Irwin, President