

The Meadows of World Golf Village HOA
Official Board Meeting Minutes

July 6, 2023

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Date of Meeting: Jul 6, 2023 **Time:** 7:00PM **Location:** Virtual Meeting

Minutes Prepared by: Mike Krugman, President/Treasurer

BOARD SPECIAL MEETING

I. Meeting Called to Order:

Quorum was present and confirmed notices of special meeting given at 7:05 PM.

Roll Call:

Mike Krugman	President/Treasurer	Present
Bob Ostefeld	Vice-President	Present
Marc Schwartz	Acting Secretary	Present
Ron Barry	Director	Present
Scott Clay	Director	<i>Excused</i>

II. Opening Remarks: Mike Krugman reviewed the agenda for this special meeting. Purpose of this meeting was:

- Resignation of Whitney Taylor Purvis as Director & Corporate Secretary
- Vote for Marc Schwartz as Corporate Secretary.
- Vote to issue 2nd Violation notices and fine amounts

III. Resignation of Whitney Taylor Purvis as Director & Corporate Secretary: Whitney Taylor Purvis submitted her resignation from the Board (as a Directors and as Corporate Secretary) by emailed on Thursday, June 30, 2023 at 8:49 PM. Upon motion duly made and second, resignation of Whitney Taylor Purvis as a Directors and as Corporate Secretary unanimously accepted:

IV. Vote for Marc Schwartz as Corporate Secretary: Upon the resignation of the Corporate Secretary, Marc Schwartz was appointed Acting Corporate Secretary by the President of the Association. Mike Krugman made a motion to elect Marc Schwartz to the position and office of Corporate Secretary of the Association. The motion was passed unanimously after being seconded by Bob Ostefeld.

V. Vote to issue 2nd Violation notices and fine amounts: Mike Krugman reported the following:

- Community Inspection for June was conducted on June 29, 2023
- The following 14 violations had been determined to have not cured

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- The 1st violation letter sent to owners at beginning of June 2023 for May's Inspection for each of the 14 violations
- Next step is to approve sending 2nd violation notices, set the fine for the violations and for the SRC to schedule the hearing date-time

The Directors noted and reviewed that the following Lots within The Meadows having been issued 1st violation letters (more than 14 days ago), have failed to resolve the issue listed as of June 29, 2023:

Based on this review and consideration by the Directors, the following resolution was unanimously adopted:

RESOLVED, that 2nd violation letter will be sent to each of the owners and, when a rental, to the resident of the Lot, for failure to remedy the issue listed:

- 1115 Ardmore St – Weeds in Grass
- 1115 Ardmore St – Edging, Trim Shrubs
- 1186 Ardmore St – Remove Tree Stump
- 1302 Ardmore St – Maintenance – Roof Replacement
- 1309 Ardmore St – Edging, Weeds in Beds, Trim Shrubs
- 1343 Ardmore St – Edging
- 1432 Heather Ct – General Maintenance – Broken Fence
- 1440 Heather Ct – Storage – Miscellaneous Items
- 1440 Heather Ct – Pressure Wash Driveway
- 482 Mackenzie Cir – Lawn Maintenance – Shrubbery
- 788 Mackenzie Cir – Planting Bed and Driveway Weeds
- 788 Mackenzie Cir – Basketball Goal at Curb
- 865 Mackenzie Cir – Weeds in Grass
- 876 Mackenzie Cir – Maintenance – Repair Fence;

RESOLVED FURTHER, each Lot listed above is subject to a fine of \$25 per day until the issue listed above is remedied (maximum of 10 days);

RESOLVED FURTHER, when the violation is cured at least 2 calendar days before the day of the SRC hearing meeting no fine will be levied;

RESOLVED FURTHER, the owner remains liable for cost of any and all mail service expense when the violation is cured on or after the day of mailing the 2nd violation.

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- VI. Closing Remarks:** Mike Krugman announced that the next regularly scheduled of the Board will be held virtually on Thursday, July 13, 2023 at 7:00 PM via a Zoom conference meeting (connection information to be distributed by email and is available on our website).

All slides presented during this meeting are included following the minutes.

V. Adjournment:

Mike Krugman asked for a motion to adjourn the special meeting with all issues had been addressed. The motion duly made was passed unanimously.

Meeting adjourned at 7:40 pm

Signed

Mike Krugman, President/Treasurer

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The Meadows at World Golf Village



THE MEADOWS AT WORLD GOLF VILLAGE

Special Board Meeting – Jul 6, 2023 at 7PM

Jul 6, 2023

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Agenda – Board Special Meeting – Jul 6th

- Meeting Called to Order
- Opening Remarks – Tonight Agenda
- Resignation of Whitney Taylor Purvis as Director & Corporate Secretary
- Vote for Marc Schwartz as Corporate Secretary
- Vote to issue 2nd Violation notices and fine amounts
- Closing Remarks
- Adjournment

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2nd Violation notices – Discussion & Vote

- DISCUSSION, AND VOTE

- Community Inspection for June – June 29, 2023
- The following violations had not cured
- The 1st violation letter sent to owners at beginning of June 2023 for May’s Inspection
- Next step - Issue a 2nd violation notice (with fines) and Hearing date-time

1. 1115 Ardmore St – Weeds in Grass
2. 1115 Ardmore St – Edging, Trim Shrubs
3. 1186 Ardmore St – Remove Tree Stump
4. 1302 Ardmore St – Maintenance – Roof Replacement
5. 1309 Ardmore St – Edging, Weeds in Beds, Trim Shrubs
6. 1343 Ardmore St – Edging
7. 1432 Heather Ct – General Maintenance – Broken Fence
8. 1440 Heather Ct – Storage – Miscellaneous Items
9. 1440 Heather Ct – Pressure Wash Driveway
10. 482 Mackenzie Cir – Lawn Maintenance – Shrubbery
11. 788 Mackenzie Cir – Planting Bed and Driveway Weeds
12. 788 Mackenzie Cir – Basketball Goal at Curb
13. 865 Mackenzie Cir – Weeds in Grass
14. 876 Mackenzie Cir – Maintenance – Repair Fence

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Next Meeting – Thursday, Jul 13th at 7 PM

- Jul 13th Meeting’s Agenda (*online and via phone – see website*)
 - Meeting Called to Order
 - Opening Remarks
 - Review and Acceptance of Minutes
 - Reports of Officers, Committees, and Community Management
 - President
 - Treasurer
 - ARC Committee
 - SRC Committee
 - Community Management Report
 - Unfinished Business
 - New Business
 - Open to those attending for comments, feedback and questions
 - Closing Remarks
 - Adjournment

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Annual Members Meeting – Aug 2023

- The 2023 Annual Membership Meeting to be held at:
 - Pacetti Bay Middle School
 - 245 Meadowlark Lane
 - St. Augustine, FL 32092
- **Date:** Thursday, August 17, 2023
- **Time:** 7:00 pm - 8:00 pm



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Thank You for Attending

