LAMPLIGHER VILLAGE HOMEOWNERS ASSOCIATION, INC.

645 Waveside Drive

Melbourne, Florida 32934

JOINT BOARD OF DIRECTORS MEETING

MINUTES

November 19, 2017

Presidents Mark French and Mike Roussel called the meeting to order at 2:00 p.m. The members were led in the Pledge of Allegiance.

Rolls were called for each association. A quorum was not present for LV2.

President Roussel spoke briefly about getting members to run for the Board. He stated that it was not a difficult job and issues brought to him were taken to the office to try to get a timely solution. If you are interested, please contact a Board Member. Both Board Presidents do follow up on items of concern.

President Roussel spoke to Park Manager Ryan on the following items:

· Lawn mowing is done on an eight-day cycle.

· Drains are cleaned once per year. If the rental contract states otherwise, Ryan will get back with us.

· Rental of properties– President French stated that he had spoken to Ryan regarding a property being rented (unknowingly) and the situation was rectified.

· The fence and trees at the north end of the property will be removed, and the ground will be built-up higher than it currently is. Please be aware of your surroundings while the fence is down. The fence will be down for several weeks.

· The debris will be removed from the lakes when the water lowers to an acceptable level.

· Pickleball is not used by unauthorized people; only registered guests are allowed.

· The association sent a letter to Brevard County Stormwater regarding the drainage; we are still awaiting an answer.

Ms. Jackie Brown gave a presentation on the Neighborhood Watch program. The entire community was broken down into five sections with approximately 120 homes per section, two Captains per section. The program is about watching out your windows, getting to know your neighbors and getting the community to come together. If you notice something, call your Captain or neighbors or the Sheriff. If you are interested in the program, please see her after the meeting.

President French reiterated about speaking up if you see something that doesn’t look right or someone unfamiliar in the area.

President Roussel spoke about treating all residents with respect. It was stated that specific individuals should not be mentioned or discussed in our meetings.

Other items discussed were:

· The water will not go down the drains until the lake levels go down. It was mentioned that the rental contract did not stipulate the number of times for drain cleaning. Ryan was asked to check and let us know. We are

trying to determine who has the responsibility for cleaning and maintaining the drains. We will reach out to Brevard County again.

· Homes that need landscaping, painting, etc. How do these homes get taken care of? The Boards can re-emphasize these to the office.

· A resident spoke with Scott Ellis regarding drainage. Our drains flow into the lakes, which flow into the canals, which flow into the St. Johns River. If the river is high or overflows, our community will not drain. Again, it was a question as to whose responsibility our drainage falls under.

· Fixing or replacing the street signs.

· Association forms for joining LV1 are delivered in the Village Voice.

· Larger numbers of membership assist during rental negotiations.

· The next Joint Meeting will be held on January 28.

· The annual meetings will be held on February 25; LV1 begins at 1:00 and LV2 begins at 3:00.

· A prospectus should be given to new residents when they move in. Florida Statute 723 determines the percentage that the rent can be raised. Negotiations were determined to have a five-year agreement, in lieu of negotiating every year.

· LV1 was complimented on the research work done for the last negotiations.

· If you do not have, but would like one, contact either Board Secretary for a copy of the negotiation agreement.

· LV1 has numerous documents on their web site including F.S. 723, the negotiation agreement, reference materials, application for membership, minutes, etc.

· If you are polite at the office, they will talk to and try to accommodate you with issues.

· While we are two separate Boards, our by-laws mirror each other and we meet and try to act as one Board for the community. There is strength in numbers acting as one community and assisting homeowners with issues, as well as rent negotiations.

· Parks within a 50-mile radius are canvassed prior to negotiations, including any amenities.

The meeting adjourned at approximately 3:07 p.m.