

LONG LEAF PLANTATION HOA BOARD MEETING –June 8, 2023

I. CALL TO ORDER: 6:44 PM

II. ESTABLISHMENT OF QUORUM

Board members present: Duncan MacKenzie; Michael Campany, Teri Christopher, Rebecca Verrastro, and Nada Acquaro.

Other LLP residents present: Erica Usher, William & Barbara Gaillard.

III. CHAIRMAN’S REPORT: None.

IV. OFFICERS REPORTS

- a. Secretary’s Report – Rebecca Verrastro read the minutes from the June 8th meeting. A motion was made to accept the report; it passed unanimously.
- b. Treasurer’s Report - Teri Christopher read reports for April and May and reports were submitted. A motion to accept the reports was made and passed unanimously.

V. COMMITTEE REPORTS

- a. Architectural Control Board – Erica Usher presented a summary of activities since the last meeting. A total of 8 requests for roof and tree removal were made as well as 1 paint color approval. Several issues were discussed: 1) The issue of boat visibility at 900 Torchwood has been resolved by the owner lowering the top of the boat, which is kept in the backyard. 2) Temporary parking of trailers was discussed. 3) A tree was removed from 840 Torchwood Dr without permission. The owners presented a letter from an arborist after the tree was cut down. The board voted to fine the owner but a letter was never sent. Since so much time has passed, the board voted to rescind the fine and no letter will be sent. 4) Letters were sent to owners (623 Princewood Dr. and 1666 Red Mangrove) stating that Volusia County has an ordinance that prohibits parking vehicles on the lawn. 5) The issue of cars under cover in the driveways was raised. If the car has tags and looks to be functioning, there is nothing to prohibit this. It was also discussed that it would be impossible to determine this without “trespassing” on the property. The issue was dropped. 6) Mr. Guitierrez did not attend the meeting to discuss building plans for the lot purchased on Princewood. He did not respond to the letter sent regarding setbacks and has not sent plans. 7) A letter was sent regarding an enclosed trailer attached to a truck at 1052 Torchwood. A motion to accept the report was made and passed with 5 yeas and 1 nay.
- b. Maintenance Committee – Work on the medians is complete. Volusia County cut the grass and removed trash from the easement along Taylor Rd. A motion to accept the report was made and passed unanimously.
- c. Membership Committee – Nada Acquaro delivered her report. To date, the HOA has 126 paid members. A new resident visit to 403 Princewood has not been completed yet. A motion to accept the report was made and passed unanimously.

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VI. NEW BUSINESS

- a. The Yard of the Month for April has been chosen (855 Torchwood Dr.) and May (503 Princewood Dr.) Once again, it was decided to continue awarding a \$25 gift card.
- b. Christopher will reach out to James from Colonial Plumbing regarding advertising in the newsletter.
- c. Oktoberfest was discussed. It will be held on October 21st from 5-10PM. Lights will be put up the morning of. Robert, the DJ, will do his own setup. He will provide services from 4-10PM for the total cost of \$250. Inviting the residents of Bent Oaks (for \$5 per person) was brought up by Jef as a means of boosting attendance and revenue. Nothing was decided. It was suggested that advertising on our Facebook page would also help get the word out to residents who do not read our emails.
- d. Volusia County has a new ordinance regarding flags. Some of our residents are not currently in compliance. This has been a hot button issue in the past. The HOA drafted an amendment to our covenants regarding flags but not enough members attended the annual meeting to pass any of the resolutions. It was decided that since this is a Volusia County issue and we have not addressed this in the past, we will leave this issue alone. A motion was made to accept this and passed 5:1.
- e. It was decided that boats can be parked in the backyard as long as they are not visible from the street.
- f. The Tree Fund was once again discussed. Residents have not taken advantage of this fund. It was decided to raise the matching funds to \$200 per resident. A receipt must be submitted after installation of the new tree. The motion passed unanimously.
- g. Code enforcement was discussed. It was decided that a copy of the Chairman's Letter and covenants would be sent to all residents at the time we send out the ballots this year. Duncan will have his Chairman's Letter to Nada by September so that she can do this in time.
- h. Jet will help Rebecca (administer) publish a QR code on our Facebook page.
- i. The 4th of July parade will assemble at 8AM. Teri will handle the water and watermelon. Jef will line up 2 Jeeps for the parade.
- j. Erica will be on vacation from June 24-July 1.

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NEXT MEETING DATE: August 10, 2023.

ADJOURNMENT: The meeting was adjourned at 8:15PM after a motion to adjourn was carried unanimously.

d. Two issues were left out of the minutes and an addendum will be submitted. Teri Christopher made a motion to accept the report, which was seconded by Mike Company. The motion carried unanimously.