

EAGLEBROOKE COMMUNITY ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
October 13, 2015

Pursuant to duly given notice, the Board of Director's Meeting for Eaglebrooke Community Association, Inc. was called to order by President, Rich Weaver, at the Eaglebrooke Clubhouse, Lakeland, FL at 6:35 p.m., on October 13, 2015.

Establish Quorum: Directors present: Rich Weaver, Larry Knapp, Alan Lukhab, Bob Mathesis and Rob Pearce. Quorum was declared present.

Also present Block Captains: Mike Schuhman (Lake Eaglebrooke Drive), and Paul Weaver (Grandview). Also present was L. E. Wilson & Associates representative, JoAnna Likar.

Minutes: Motion made by Larry Knapp, seconded by Alan Lukhab to approve the minutes of the Board of Director's Meetings held on September 8, 2015 as amended, and the Architectural Meeting held on September 8, 2015. Unanimously approved.

President's Report/CDD Chairperson: Rich Weaver reported the following on behalf of the CDD:

- The radar sign has been installed. The CDD will discuss possibly moving this around or purchasing more.
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Financial Report: JoAnna presented the financials through September 30, 2015 and they will be filed as submitted.

Manager's Report: JoAnna reviewed the Manager's Report, Roving Report and the Violation Spreadsheet. The Board has directed JoAnna Likar to send 5 violators to two attorney's Frank Friscia and Scott Clark and the board will choose at a later time which they would like to represent them.

Committee Reports:

ARC: Rich Weaver stated the ARC meeting started at 6:00 p.m. and the requests were approved as follows: 1531 Eagle Ridge Court - new construction (contingent on plot plan, landscaping plan, and fee), 6523 Eagle View loop - new construction (contingent on plot plan, landscaping plan, and fee), 6519 Eagle View Loop new construction (contingent on plot plan, landscaping plan, and fee), 401 Osprey Landing Way - exterior paint, 415 Osprey Landing Way - exterior paint, 6759 Eagle Ridge Blvd - swimming pool (contingent subject to setbacks so please make sure to review the permits and ensure your setbacks are within the guidelines of the county.), 6979 Lake Eaglebrooke Drive- screen enclosure, 1000 Reflections Lake Loop - cabana, additional landscaping, swimming pool, Lot 111 - new construction, Lot 51- new construction, Lot 105 - new construction. The

committee denied the following: 6918 Lake Eaglebrooke Drive - exterior paint (color too bright)

CAM: Rich Weave report above.

Access Control Update: Larry Knapp reported that the deputy was out October 12, 2015. Mr. Knapp was unsure whether a cop will be out Halloween night, he requested a deputy but since Halloween night is on a Saturday and many community are trying to hire a deputy, there might not be a deputy available.

Club Liaison Report: No report.

Web Site: The website is updated.

Old Business:

1. **Vacant Lot Maintenance:**
2. **Club Lot Maintenance:** One Request in the last month.

New Business:

1. **2016 Proposed Budget:** Motion was made by Larry Knapp, seconded by Rob Pearce to approve the proposed 2016 budget to be distributed to the membership.
2. **Any other business deemed appropriate:**
 - a. JoAnna Likar will send another letter to 7004 Island Lake Lane.
 - b. 605 Osprey Lakes Drive - write for weeds and pool cleaning.

There being no further business, Robert Mathasis motioned, Alan Lukhab seconded and the meeting was adjourned at 7:46p.m.

Respectfully submitted,

Alan Lukhaub, Secretary
JoAnna Likar, Recorder