

**MINUTES OF
ARROWHEAD ESTATES HOMEOWNRES' ASSOCIATION, INC.
REGULAR MEETING OF THE BOARD OF DIRECTORS**

Date: Tuesday, October 15, 2016, 10:00 o'clock a.m.

Place: Arrowhead Estates Swimming Pool Cabana, Clermont, Florida

CALL TO ORDER

Judy Hilliard officiated and called the meeting to order at 10:00 o'clock a.m. and a quorum was established and proper 48 hour posted notice was verified.

PRESENT

Directors Present: Judy Hilliard, Bridgett Murphy, Jo Ann Hughes, Larry Blackwell, David Springer and Erick Rodriguez were present. Lynn Patrick was not in attendance.

Others Present: John L. Bagwell, LCAM and Justin Parris, LCAM.

APPROVAL OF MINUTES

Larry Blackwell made a motion to approve the minutes of the September 27, 2016 regular directors meeting, as presented. Erick Rodriguez seconded the motion and the motion was carried unanimously.

COMMITTEE REPORTS

Financial Report: After several clarifications, the financial report from the September 2016 meeting was unanimously approved upon motion of Larry Blackwell with second from Erick Rodriguez. Jo Ann Hughes delivered the financial report for the period ending September 30, 2016. Upon motion made by Larry Blackwell and seconded by David Springer, the treasurer's financial report was unanimously approved.

Manager's Report: John Bagwell delivered the managers report, a copy of which is attached to these minutes for informational purposes.

Violation Report: John Bagwell reported on violations outstanding. Inspections were conducted on September 28, 2016, and will be done again on 10/20/2016.

Architectural Review Committee Report: Jo Ann Hughes reported that all ARB applications submitted subsequent to the last board meeting had been acted upon as follows:

16509 Arrowhead Trail: Front Entry Door, Approved.

16208 Arrowhead Trail: Reinstall solar panels, Approved.

16006 Arrowhead Trail: PVC fence, Approved.

16500 Arrowhead Trail, Tree removal (only) approved. Extension of patio pending receipt of building permit.

16055 Arrowhead Trail: Improper Fence Installation. No variance allowed.

OLD BUSINESS

Front Entrance Landscaping. The matter of the front entrance will be further considered for updating in early spring..

Front Entrance Christmas Lights. The board authorized Justin Parris to get bids on upgrading the electrical outlets on the Marquis signs at the entrance and requested that this be

done in time to decorate for Christmas, before December 3, 2016.

The manager was requested to contact Spies Pools and advise them that the technician who worked on the pool said they had worked around the pool light, which was not working and had to be repaired. The manager was asked to challenge the bill to repair the underwater light.

Bridget Murphy and Justin Parris were requested to meet with Billy Butterfield of Ameriscapes to discuss the quality of work being done by the landscapers. Of special concern was the area around the pool and the access road to the pool.

NEW BUSINESS

Preliminary re view of the 2017 draft budget. Jo Ann Hughes stated that she would schedule a meeting with the accounting department of Vista before the November budget meeting. The budget will be considered for approval on November 22, 2016.

Kim Albert from a company called Swim Kids USA presented a proposal to give swimming lessons at the pool for resident children and others. The board listened and advised that they would look into her proposal.

OPEN SESSION

All homeowners present were given time to voice their concerns. Other than comments that had been made at appropriate times during regular business, no new issues or concerns were presented. The owners were reminded that the community garage sale would be November 12 – 13, 2016.

ADJOURNMENT

Larry Blackwell made a motion that the meeting be adjourned. David Springer seconded the motion and the motion was unanimous. The meeting was adjourned at 11:06 o'clock a.m.

NEXT MEETING

November 22, 2016, 6:30 o'clock p.m. Clermont Baptist Church, 16115 Old County Road 50, Clermont Florida (Annual Membership Meeting, Budget Meeting).

**Respectfully Submitted
For the Secretary**

John L. Bagwell, LCAM

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