

# Lake Asbury Lake Lot Owners Association Meeting Minutes

November 20, 2023

\*Meeting Scheduled Start Time: 6:30

Location: Lake Asbury Community Center (Next to the Branscomb Rd Fire-Station)

**Call To Order:** (Barrett)

- **Pledge of Allegiance to the Flag and Opening Comments** (Barrett)
- **Roll Call**
  - Debbie Barrett (Chair)
  - Mike Bunn
  - Mark Wantage (absent)
  - Kay Manly (Treasurer)
  - Danny Hedberg (absent)
  - Bill Schoenberger (Vice)
  - Patricia Smith (Secretary)
- **Welcome Message -** (Barrett)
  - Message from Chair
- **Approval of prior Meeting Minutes** (Barrett)
  - Approval needed of the September 18, 2023 Meeting Minutes. No official minutes for October as a Quorum was not present. Bill first, Kay 2<sup>nd</sup>, All approved
  -
- **Treasurer's Report** (Manly) – Bill first, Mike second, all approved
  - Treasurer's Report of September 2023 Bank Activity
  - Checks to Approve #s 1728-1731
    - 1728 - \$125.00 – CPA – T Hallquest
    - 1729 - \$185.00 – Sharp Cut Lawn Service
    - 1730 - \$9.15 – Sharon Kay Manly – Reimb Print of IDs
    - 1731 - \$34.00 – Clay Electric
    - 1732 - \$2733-70 – HUB International D&O Annual Policy
    - 1733 – Void
    - 1734 – Void
    - 1735 - \$34.00 – Clay Electric

- 1736 - \$45.00 – Unicorn Web Development
  - Deb put in motion to buy a printer – Bill second, all approved – not to exceed \$200.00
  - Kay indicated 22300 deposit for membership – 1 or 2 new members – she reviewed Jan – November. Tricia to submit for software so it can be included in 2023 expenses. There was an increase in insurance – approximately 30%
- **LLOA&P Membership Update - No Update – data from prior month**
  - Total LLOA&PO fees collected to date - \$22,300.00
  - The current LLOA&PO Membership count to date
    - Supporting Members - 22
    - Full Members - 212
- **New Business (Barrett)**
  - Theft of Chain – Police Report – no discussions on chain
  - Quarterly Meetings – Deb proposed having meetings quarterly vs every month. No oppositions. Formal schedule will need to be agreed upon to support key distribution, etc. Next meeting will be in January. Meeting for December will be cancelled.
- **Current Business Issues (Barrett)**
  - Cameras – Loni not present so no update
  - Properties with dock or boat shelter in violations, including 220 voltage (Barrett) – per Mark, we need to review changing the verbiage in the welcome letters / rules – Kay will review.
  - Website changes / Updates Status Report (Bunn) – Mike went through a list of potential updates that would be required. They were reviewed during the meeting. Mike to present formal listing of changes so the site can be updated as appropriate.

- Status of clarifying insurance for LALLOA and LLOA&PO – (Manly) – Kay to review this information in January 2024.
- List of Q&A from attorney – Do we have a final document from attorney? (Schoenberger) – Bill advised that the final response was provided and responses read to the group in the meeting at that time. The next step is to put the response on the website. Bill to confirm with the attorney if this is the final version.
- Asbury Hammock, Lake Lark – did not discuss
- – other potential locations – contact / email / write to FDEP, FWC, St Johns Water Mgmt, etc.
- Black Creek Cray Fish – minor discussion topic – no one has seen any in a long time.
- Discuss additional changes to LLOA&PO Charter (Manly) – No more changes are required – Kay just has to go to the county to make the update.
  - Other than inserting word “Opt-in, Opt-out”, pending further changes
  - Consult Attorney regarding Estoppel letter updates
    - Removing HOA wording
    - Move current process to top of letter
    - Establish a Welcome Package – no status
    - Attorney attend meeting – this will not occur as there will be a cost associated with this.
- **Plan Review Committee** (Bunn, Hedberg)
  - Issues??? – None reported.
- **Public Comments:** (*Barrett*)
  - Ryan Allen contacted Kay – he would like to provide fireworks on New Year’s Eve. The group voted and there were no objections to fireworks. Necessary steps will have to be taken to close boat ramp, notify community, etc. Tricia proposed

signs at the main entrances of the neighborhood with interchangeable letters for ongoing signage / notifications as many people do not drive by the community center to see notifications.

- **Adjournment:** *(Barrett)*