



James Landing Property Owners' Association, Inc.

Board of Directors Meeting

Beef O'Brady's 3030 Lake Washington Rd

May 15 2025, at 6:30 PM

MINUTES

Board members present constituting a quorum: DeeAnna Wright, Karen Parish, Gail Myer and Bobbi Mila. Ron Lighthall with Bayside Management Services is in attendance.

CALL TO ORDER:

DeeAnna called the meeting to order at 6:30 p.m.

PROOF OF NOTICE:

Proof of notice was posted in accordance with the By-laws and Florida Statutes at the entrances, email and bulletin board.

APPROVAL OF MINUTES:

Karen moves to approve the minutes from the 3/20/25 meeting, Bobbi seconds; all in favor.

OFFICER / COMMITTEE / MANAGEMENT REPORTS:

Secretary/ARC- Bobbi reports on the ARC form updates, DeeAnna motions for approved changes Gail Seconds All in favor.

Bobbi reports 10 ARC applications reviewed and approved

Treasurer- Gail reports the total in reserves at CCU

Management- Ron provided updates to AR report.

Notified the board of upcoming bookkeeping efficiencies.

Bank Statements will be available prior to Board meetings.

UNFINISHED BUSINESS:

1. Common Ground Maintenance- Bobbi discusses the proposed grounds maintenance expectations Scope of work to include areas currently being neglected will be drafted to include various maintenance plans. and sent for bidding.

NEW BUSINESS:

- 1. CD rates and renewals** – Karen provided chart with maturity dates and rates for current CDs. The board discussed extending and reorganizing maturity dates. The board agreed that extending the current May Expiration and June Expiration dates and researching better rates.

ADJOURNMENT:

As there was no further business, a motion was duly made and seconded to adjourn at 7:31 p.m.

Next Meeting – July 2025

These minutes are being submitted by Bayside Management Services.