

**LSG Board of Directors Zoom Meeting Minutes  
Wednesday, January 25, 2023**

**Zoom Board Attendees:**

Shawn Rigney (President, Treasurer & Grounds)

Lisa Sandrowicz (Vice President & P.R.)

Vikki Rosenbaum (Secretary & P.R.)

**Board Member Not in Attendance:**

Jesse Cohen (Architectural)

**Ameri-Tech Management:**

Karen Guider (Ameri-Tech LSG Property Manager)

**Zoom Meeting called to order at 6:39 p.m.**

with a Board quorum of 3 out of 4 Board members in attendance.

**Minutes**

Motion: Lisa Sandrowicz moved to approve the past minutes from November 30, 2021, Board minutes Shawn Rigney seconded. Motion approved.

**Treasurer's Report**

The Association attorney is to begin sending out notices to collect delinquent Association dues,

**Public Relations**

Lisa Sandrowicz will be working on the Winter newsletter edition and plans to get it sent out next month.

**Architectural**

Karen Guider reported that four architectural request changes were received and approved from homeowners for fencing; new roofing; windows, doors, painting stucco and trim; and room addition and house painting.

**Grounds & President's Report**

Shawn Rigney reported there has been a huge increase in homeowner violations and with recurring vandalism in the HOA common areas. The solar light above the LSG sign on the southeast corner of Lake St. George Drive and Tampa Road that was vandalized has been ordered and received and will be installed.

Newly ordered LSG HOA signs have been received and will be installed after new fence is installed.

Motion: Shawn Rigney moved to remove the picnic table under the gazebo and remove the unnecessary bench facing the tennis courts with the new location of the bench to be determined; Lisa Sandrowicz seconded. Motion approved.

**Manager's Report**

New Violation and Fining Policy

Motion: Shawn Rigney moved to approve the new HOA violation and fining policy; Lisa Sandrowicz seconded. Motion approved.

**Old Business**

New Fencing: new fencing around the remainder of the common ground was reviewed and discussed.

Motion: Vikki Rosenbaum moved to accept the quote from Royce Bravo for no more than \$13,000 to finish the 2<sup>nd</sup> phase of the phasing fencing to be tied into the previous new fencing; Lisa Sandrowicz seconded. Motion approved.

Motion: Lisa Sandrowicz moved to approve the removal of the old chain link vehicle entry gate to the dock; Vikki Rosenbaum seconded. Motion approved.

The Board also discussed the possible need for additional lighting near the dock parking lot at night.

Pool Resurfacing: The Board decided to table the pool resurfacing.

**New Business**

Pool Restroom Interior Project:

Motion: Lisa Sandrowicz moved to approve the bathroom renovation quote by Stellar Cleaning not to exceed \$1,500.00 pending certified plumber and building assessment of condition of current plumbing, etc., including locks installed on the doors for nighttime security closing; Vikki Rosenbaum seconded.

The Board discussed the cost to make necessary changes of security cameras, and the possible repurposing of some for a more efficient system.

**Adjournment**

Vikki Rosenbaum moved to adjourn meeting at 7:57 pm. Shawn Rigney seconded. Meeting adjourned.