

Willow Wood Village Homeowners' Association, Inc.

Special Meeting of the Board of Directors – February 7, 2024

As a quorum was established and notice was properly posted, the Special Meeting of the Willow Wood Village Homeowner's Association Board of Directors was called to order at 4:01 PM by the Board President Patricia Belcher in the Pool Cabana area – Dunedin, FL 34698.

Directors Present: Patricia Belcher, Lois Marotta, Steve Hartofilis, Bob Mudra, Randy Wiles, Sharon LaPointe and Katherine d'Entremont

Introductory Remarks: Patricia began by stating the purpose of this meeting is to discuss three agenda items.

A. Upcoming Meeting between Board of Directors and Association attorney Dan Greenberg:

- Meeting confirmed for February 13, 2024 at 3:30 pm at attorney's office with 3 main topics to be discussed: Leasing and Sales, Violations and Fining and ARC Process.
- Board members identified several questions for the meeting with the attorney
- Katherine was appointed as spokesperson for the attorney meeting and requested that board members submit any additional questions no later than end of day Friday, 2/9/24.

B. Communication Style of the Board:

- There was no consensus on preferred modes of communication by Board Members
- The board stated emails should be streamlined
- Suggestion to streamline the preparation of agendas as close as possible to meeting date, with one chance to submit suggestions and a firm deadline
- Patricia read the cancellation letter from Monarch effective 3/31/24

C. Presentations from Property Management Companies:

- It was agreed to have up to three PM companies at a meeting (2/19 or 2/20) to present their services to the community
- Consideration will also be given to a self-management program suggested by Lois who has researched this alternative and will share information with Board Members

Adjournment:

Being no further business, motion to adjourn the meeting at 5:35 PM unanimously approved.

Respectfully submitted,
Steve, Lois, Katherine

These Minutes Have Not Been Approved