

Jupiter Plantation HOA  
Board of Directors meeting  
October 19, 2021

Meeting convened at 6:00 PM.

Directors present: Kuhn, Cook, Allison, Goby & Frazier

Minutes of the September 21, 2021 meeting were accepted with no change.

Officer's reports

Dockmaster Peggy Frazier said that contractor for the dock repair program is awaiting issuance of requisite permits. There's no way to judge how long this will take, so our inclination is to try to schedule the work for some time after our busy winter season. There's nothing definite about this, so please understand that there are many variables which we will have to take into consideration before we turn the contractor loose. Additionally, Peggy introduced a simplified form for persons who wish to get on the wait list for either a boat slip or a spot in the RV area. This will be available in the office and will also be posted on our website with the other forms.

Karen Cook reiterated that she is willing to assist persons to get vehicle parking stickers. Please either contact her when you see her on the property or fill out the form on the website with the information required. Karen will obtain this parking sticker and any passes you may request and deliver them to your unit.

Mary Lou Allison said that the third quarter financial information has been posted on the website. She noted that fourth quarter assessments are due during the month of October. She also said that the board would adopt the 2022 annual budget at the November Board of Directors meeting. Other than that, all the bills are paid, and there's money in the bank.

Tracy Kuhn reported that the old plantings along the fence bordering the Pennock property and across from the office has been reworked. We now have a row of clusia trees which will entirely screen the deteriorating wooden fence on the neighbor's property. Our semiannual palm tree trimming will occur on October 29 and 30<sup>th</sup>. The deciduous trees will be attended to on November 22 through the 26<sup>th</sup>. Please note these dates and be sure that any vehicles you may have parked in the lot are moved during the time of the trimming so the contractor doesn't have to either skip the work or waste time looking for you to move your vehicle.

Tracy announced that the pool and Pavilion area will be closed from October 27 through the 31. During that time, we will be pressure cleaning all of the pavers, re-sanding the joints and then sealing the entirety. We are also going to be repairing some bulkheads in our wet retention areas.

Tracey reminded everyone that the annual members meeting will convene at 8:00 PM on December 1. The requisite announcement, agenda and proxy form will be mailed to all owners shortly.

On December 11 there will be a potluck supper at the pavilion area. See the announcement on the bulletin board.

Old business

None

New business

None

Owners' comments and concerns

- 1) Hoses in the boat yard and carwash need to be replaced (AGAIN)
- 2) There is some electrical work which needs to be done by the elbow on the dock.
- 3) Perhaps another sillcock could be added to the boat yard which would permit us to use shorter hoses.

Meeting adjourned at 6:23 PM

Eric G Peterson, recorder