

CLARCONA RESORTS CONDOMINIUM ASSOCIATION, INC.

Commercial Lot Meeting
April 21, 1999

MINUTES

Meeting was called to order by Mary Lou Fox, Wednesday, April 21st, 1999, at 2:00 PM. The meeting was properly noticed. (see attached signed copies of notice)

The following persons were present: Kathy Rose, Mary Lou Fox, Beth Lucas, and Clinton Porter.

Mary Lou Fox proposed that each parking space be numbered.

- 1) Each user will be assigned a numbered space to use when applying for a permit. Home owners must give name, telephone number and lot number.
- 2) Also a proposal was made to use stickers instead of paper permits. *Residents* *type of vehicle, license number*
- 3) Vehicles not used at least 3 or 4 times a week are not allowed in this lot. This lot is not to be used as storage.
- 4) Disabled vehicles allowed for 48 hours. unless on weekends. then until Monday.
- 5) Parking will be at your own risk. If the vehicle is tagged it will be towed within 24 hours.
- 6) Use chalk sticks on tires, different colors for 3 days.
- 7) A letter should go out to each home owner providing them with the rules for the parking lot.

Present to the Board as an amendment to the resolution dated June 26, 1997.

Meeting adjourned at 3:25 PM by Mr. Porter.

Submitted by:
Beth Lucas

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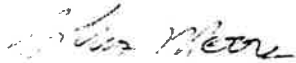
Submitted by:
Beth Lucas

April 23, 1999

TO: BOARD OF DIRECTORS

When I came into the Park to pay my electric bill, I called the head of the violations committee, Ms. Schoen to talk about my golf cart. As we were talking about the golf cart she asked me how often I came to the Park and I told her about once a week. And she said I don't live in the Park anymore and that I should sell my place and get out. I was very upset about this and I had to leave. I don't feel it's fair for the Board of Directors to tell people to sell and move out. I would like to have a response in writing as why I am being told to get out.

Charles Moore

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Submitted by:
Beth Lucas

To all Directors
April 5, 1999

The attached pages are revisions to the suggested Commercial Parking Lot rules, and revisions to the ~~second~~ letters of notice of violations. Please refer to the exhibits which you received about these subjects at the last Board meeting.

These changes will be reviewed at the next Board meeting.

Thanks,

A handwritten signature in cursive script that reads "Erick Schoen". The signature is written in dark ink and is positioned below the typed "Thanks,".

EXHIBIT -F- Revised

COMMERCIAL PARKING LOT PROCEDURES
(That lot situated outside of the Gatehouse.)
As proposed by the Violations Committee
April 5, 1999

To: Board of Directors
Regular Meeting
8 April 1999

Subject: Commercial Parking Lot Usage.

THIS PARKING AREA IS NOT FOR VEHICLE STORAGE. THE SOLE PURPOSE IS TO PROVIDE A PARKING AREA FOR A RESIDENT WHO MUST BRING HIS/HER WORK VEHICLE HOME AT THE END OF EACH WORKING DAY, THEREFORE A VEHICLE PERMITTED TO PARK IN THIS LOT MUST BE USED ON A DAILY BASIS.

1. Parking in this area is by permit only, no exceptions. Permits shall be issued on a 30 day basis.
2. Permit may be obtained at the Condominium office.
3. Permit shall be displayed in a manner to be viewed from outside the vehicle at all times.
4. Motorized vehicles only. No trailers of any kind, even if attached to a commercial vehicles.
5. No permit shall be issued for a vehicle unless that vehicle is to be driven by a park resident.
6. Only one permit, for one vehicle, shall be issued to each resident.
- ★ → 7. It is suggested that the Board set a limit on the size of the trucks permitted in the parking lot in order to not have the ground torn up by trucks of excessive weight.
8. Vehicles parked in this lot without a permit will be given a notice to remove the vehicle within 24 hours or the vehicle will be towed to a commercial parking area. The vehicle owner will bear the towing and storage costs.

Dick Schoen, Chairman,
Violations Committee

CLARCONA RESORTS
CONDOMINIUM ASSOCIATION, INC.
EMERGENCY BOARD OF DIRECTORS MEETING
22 April, 1999

MINUTES

An Emergency Meeting was called to order by President Bufalini at 7:00 PM. The meeting was properly noticed. (see attached signed copies of notice)

The following directors were present: Mr Adkison, Mr Barrett, Mr Bufalini, Ms Fox, Mr Porter, Mr Schoen and Mrs Stemock. Ms Boxer and Mr Prothero were absent. Also in attendance was Mr Morford, Assistant Secretary. A quorum was present.

PURPOSE OF THE MEETING: The Utility Committee asked for the Emergency Meeting to request Board approval of the first phase of its plan for managing the use of outside water. If approved, homeowners can be notified on their April Electric Bill.

Mr Barrett made a motion to open discussion on outside watering. Seconded by Mr Adkison. It was the consensus to change "**4AM to 10AM**" to "**2AM to 8AM**", **some very general guidelines** was changed to read **some guidelines** and watering time had **30 minutes to 1 hour** changed to read **1 hour maximum per station** added. Mr Barrett made a motion to accept Article 1 with changes. Seconded by Mr Adkison. Unanimous vote.

Mr Barrett made a motion that any new lawn sprinkling systems be approved by the AERC. Seconded by Mr Adkison. It was recommended that Article 2 be changed to read "Any new sprinkling systems must have AERC approval **prior to installation.**" Mr Schoen made a motion to accept Article 2 as changed. Seconded by Mr Barrett. Unanimous vote.

Since there was no more business before the Board, Mr Porter made a motion to adjourn. Seconded by Mr Adkison. Unanimous vote.

Meeting adjourned at 7:33 PM.

Respectfully Submitted,



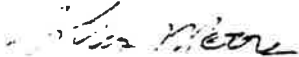
Jan Stemock, Secretary

April 23, 1999

TO: BOARD OF DIRECTORS

WHen I came into the Park to pay my electric bill, I called the head of the violations committee, Ms. Schoen to talk about my golf cart. As we were talking about the golf cart she asked me how often I came to the Park and I told her about once a week. And she said I don't live in the Park anymore and that I should sell my place and get out. I was very upset about this and I had to leave. I don't feel it's fair for the Board of Directors to tell people to sell and move out. I would like to have a response in writing as why I am being told to get out.

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CLARCONA RESORT CONDOMINIUM ASSOCIATION , INC.

#201 - 3000 CLARCONA ROAD
APOPKA, FL 32703-8740

Telephone (407) 889-5491
Fax (407) 889-8141

April 20, 1999

TO: Clarcona Condo Board of Directors
FROM: Jesse R. Weaver, Treasurer
RE: Safety Deposit Box

Currently we have no deposit box for the safekeeping of valuable papers. The office does have a file cabinet type of safe that will retard fire and temptation by usually law abiding citizens.

I don't think this 'safe' will protect valuables from any party intent on gaining entrance.

We need to keep deposit certificates, insurance papers, accounting records (backup of operating accounts, etc.), in a detached location. If we have a major loss (fire or act of God) of office records, we will at least have backup records and deposit certificates.

The backup records must be regularly updated on an agreed interval (at least every three (3) months).

Cost for a deposit box range from \$25.00 for a 3" X 5" X 20" to \$110.00 for a 10" X 10" X 20" per year. I don't think we would need one larger than the latter size.

Respectfully submitted:


Jesse R. Weaver
Treasurer

**CLARCONA RESORT CONDOMINIUM ASSOCIATION, INC.
MINUTES OF SPECIAL BOARD OF DIRECTORS MEETING**

June 26, 1997

Meeting was called to order at 7:00 pm by President Porter. The meeting was properly noticed. (see attached signed copies of notice)

The following directors were present: Mr. Porter, Mr. Confer, Ms. Fox, Mr. Gardner, Ms. Boxer, and Mr. Wehmeier. Absent were Ms. Adams, Mr. Adkison, and Mr. Barrett. A quorum was present

A special meeting of the Board of Directors was set for Thursday, July 24, 1997 to review lawsuit as at this time there was nothing new at this time from the attorneys involved.

Item 2 on the agenda - Front entrance sign was tabled so another bid could be obtained.

Ms. Boxer made a motion to amend the Resolution passed on March 13, 1997 concerning parking, seconded by Mr. Wehmeier:

"That the area on the South side of the entrance to the R.V. Resort at 3000 Clarcona Road, Apopka, FL be designated as a Permit Only Parking Area. Further that the only MOTOR vehicles which will be permitted to park in that area will be tradespeople's work MOTOR VEHICLES. for this purpose, a work MOTOR vehicle is defined as a MOTOR vehicle which a worker is permitted or required to bring home in the normal course of their work. Further that these MOTOR vehicles are either too large to enter the Park or are too large to be parked on the worker's unit in the park. Essential permitted MOTOR vehicles will be in the parking area only overnight or possibly over the weekend. No other unit of any sort will be permitted to park or be parked in this area any unit not permitted will be towed at Owner's expense. The permitting process will begin 30 days from this date. The permits issued will be renewed monthly. Yes - Porter, Fox, Boxer and Wehmeier. No - Confer and Gardner. Motion passed.