



**WILKINSON WOODS HOMEOWNERS ASSOCIATION INC.
A CORPORATION NOT FOR PROFIT
P.O. BOX 884, WOODVILLE, FLORIDA 32362**

MEETING MINUTES JUNE 10, 2024

Call to order: President George Hall called the meeting to order at 6:45 pm and reminded those present to use proper decorum during the meeting.

Present: See attached Board Member sign-in. 7 board members present. Lori Andrews was excused.

No Speakers signed in.

Reading of Board , 2024 minutes: A motion was made to accept the last meeting minutes by Dana Fields and seconded by Tammy Klotz .

Report of Managers and Committees: Webmaster – not present. Treasurer-financial report submitted. List of members who have not paid HOA dues.

Unfinished Business:

By Laws & Covenants proposal as read by President George Hall for discussion and to propose changes for final draft.

Article III Meetings

Section 1 – annual meetings already set in April of each year.

Section 2 special meetings provide notice of meeting date, hour and location if it is a special meeting specify. Director can call a special meeting.

Section 3 already posted on website and facebook no change.

Section 4 quorums Add: S. 7. 20. 303 FL statutes section 3 article 3 clarify; define quorum. There would be different quorums for different meetings? Statute; If not stated 30% by By Laws (would be 28 members). If spelled out in By Laws could be less. Brenda Ciccarelli stated if only 1 member showed up out of the of 78 property owners the one person would be a majority. 10-20% is a number that could be reasonably met at a meeting. 20% of members in good standing suggested by President George Hall, 10% by Tammy Klotz.

Dana Fields questioned for clarification and it was reread by President George Hall. 20% d above motioned by President George Hall and seconded by Tammy Klotz. Recommended by Brenda Ciccarelli for the general meeting.

Board Meetings: Regular meetings Dana Fields – every 3 months unless falls on a holiday (and then would be rescheduled).

Section 5 Proxies form to be posted on website.



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Article IV Board of Directors, terms of office, removal and compensation

Section 1 organizational meeting read sign and submit board member certificate form. President George Hall clarified the form is good for one year. Compensation approved at last General Meeting. Removal by a majority of the board.

Section 2 regular meetings no changes.

Section 3 Special meetings notice of meeting to include date, hour, location and reason for special meeting.

Section 4 Meeting notices no change.

Section 5 see above

Section 6 Open Meetings no change.

Section 7 Conference Telephony amend to include zoom etc as well as conference calls on a phone.

Article V Board of Directors eligibility, nomination and vacancy

Section 1 7 board members and 4 officers. Brenda Ciccarelli clarified that the general membership does not vote on officers the elected board votes on officers amongst themselves at the next board meeting after election.

Section 2 the current President shall nominate the current board unless a board member declines.

Section 3 no change

Brenda Ciccarelli clarified Class A members have paid dues and Class B members have not. Benda Ciccarelli also clarified the general membership does not elect officers; once the board is elected, the board will meet and elect officers amongst themselves.

Article VII Board of Directors

Section 1

Section 2

Article VIII Officers and Duties

Section 1 – Section 3 no change

Section 4 By a majority of the board.

Section 5 Fill the temporary seat until the next General Meeting.



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Section 6 no change.

Section 7 no change

Article IX Assessments no change

Article X Books, Records, Inspection date and time to be agreed upon by all parties.

Article XI Fiscal Year Dec 31 – Jan 1

Article XII Conflicts

Article XIV Further enforcement

Article XV Committees

Article XVI Section 2 remove Standard and Landscape committees. Change Standard committee to Hearing committee. Committee meetings can be held anywhere and will report findings of the committee to the board.

Section 3 – Section 5 no change

Article XVII Enforcement

Section 2 no change.

Section 3 photo to be taken from the road.

Section 4-9 no change

President George Hall Adjourned the meeting at 9:00 PM.

Deana Jackson
Secretary

George Hall
President



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MEETING BOARD MEMBER SIGN IN

DATE: June 10

ANYONE WISHING TO SPEAK MUST SIGN IN. SPEAKERS WILL BE RECOGNIZED IN THE ORDER ON THE SIGN IN.
 SPEAKERS ARE LIMITED TO 3 MINUTES.

PRINTED NAME	EMAIL/CONTACT INFORMATION	SIGNATURE
Tammy Klutz	tammyklutz142@gmail.com	<i>Tammy Klutz</i>
Brenda Ciccarelli	ciccareb@gmail.com	<i>Brenda Ciccarelli</i>
Todd Charles	itodd16@yahoo.com	<i>Todd Charles</i>
MIKE BUCKLEY	Buckley 1113 92	<i>Mike Buckley</i>
JOSHUA REED	TIGIO REED@GMAIL.COM	<i>Joshua Reed</i>

VERIFIED BY:
 SECRETARY SIGNATURE: *Dana Jackson*
 PRESIDENT SIGNATURE: _____



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MEETING SPEAKER SIGN IN

DATE: June 10

ANYONE WISHING TO SPEAK MUST SIGN IN. SPEAKERS WILL BE RECOGNIZED IN THE ORDER ON THE SIGN IN.

SPEAKERS ARE LIMITED TO 3 MINUTES.

PRINTED NAME	EMAIL/CONTACT INFORMATION	SIGNATURE
Dana Fields		<i>Dana Fields</i>

VERIFIED BY:

SECRETARY SIGNATURE:

Dana Jackson

PRESIDENT SIGNATURE:
