

JUNO ISLES CIVIC ASSOCIATION
March 7, 2024,
BOARD OF DIRECTORS MEETING

The regular monthly meeting of the Juno Isles Civic Association Board of Directors was held on Thursday, March 7, 2024, at the Ocean View United Methodist Church, 701 Ocean Drive, Juno Beach.

Roll Call and Call to Order

President Jim J. called the meeting to order at 7:05 p.m. The following Board members were present:

Chris Bauchman	Present	
Lou Conter	Present	
Tony Foley		Excused
Ron Hoehmann	Present	
Jim Jackson	Present	
Jim Lilli	Present	
Dave Mastran	Present	
Jennifer McMillan	Present	
Kevin Ogden		Excused
Courtney Ricks	Present	

Note: The minutes refer to Board members by their first name as listed above.

Resident Comments (3 mins. and no motions)

Scott Stewart - 12915 Barrow Rd- recently moved into the neighborhood, wanted to attend the meeting and had no comments/concerns.

Approve Minutes: February 1, 2024

The Board reviewed the minutes of the February 1, 2024 Board meeting. Courtney made a motion to approve the amended minutes and it was seconded by Lou. The minutes were unanimously approved.

Presidents Report

- The president@junoisles.org email is now working properly.
- Dave wanted to clarify his comment regarding Jim J. "having too much power." Being the Chair of the Architectural committee gives Jim J. more power, and possible conflict of interest. Jennifer believes when Jim J. became the Chairman of the committee, it has been more organized and has run smoothly. Dave does not want Jim J. to be removed, he just wants to make sure one person doesn't have too much on their plate. Jim J. advised that he believes the Board could be

more efficient when it comes to covenants, rules and bylaws. Jim J. doesn't see this as having extra power because he still has just one vote.

- The President is ex-officio on all committees, and the Chairman has a vote. Lou made a motion that the President of JICA should not be the chair of any subcommittee of the board. Dave seconded. Jim L, Courtney, Jennifer, Ron, Chris and Jim J voted no, motion failed. Jim L. thinks the Board should look into this topic further at a later date, as the President would technically become the chair of that committee, if no person volunteered for the role.

Old Business

- 2024-2025 Budget and Dues :
 - Jim J. passed out a proposed budget
 - Dues: 2021- 288 dues collected at \$125 (\$36,000.00). 2022- 160 dues collected at \$145 (\$23,200.00). 2023 - 257 dues collected at \$155 (\$39,835.00).
 - Unpaid dues- Letter sent, interest and late fee charged. Courtney would like to talk about this process at the meeting next month as there should be a more aggressive effort to collect back dues.
 - Landscaping- Jennifer asked if money could be allocated so the signs can be pressure washed multiple times a year. She will get a quote for pressure washing. She is still waiting for the quote about the sleeve for the sign.
 - Legal fees went up this past year due to change in Attorneys and the amount of time they spent on Seacoast and annexation issues.
 - Jim L. suggested an increase in estoppel income, community beautification should be increased, holiday light awards. Line should be added for the money taken from reserves.
 - Treasurer's unpaid due notice needs to be raised up to \$400.00. The Board discussed houses with unpaid dues not being eligible to participate in the holiday light contest, attend the annual picnics, etc. Keep
 - Change dues income to budget for 268 homes. Repairs and maintenance the same for now, will start with the pricing of the signs and go back to adding additional money for the beautification of the bridge, if needed.
 - Jim L. made a motion to keep 2024 HOA annual dues at the current level of \$155 . Jennifer seconded. All in favor, unanimously approved.
 - Lou suggested the Secretarial expenses - covenants- to be raised to \$3,500.00.
 - Jim J. asked the Board members to think about a process where the officers could amend the budget between Board meetings in an emergency.
- Proposal for New Letterhead- Jennifer to add the logo.

- Electronic Communication and Documents- Everyone is getting the correct emails at this time. There was discussion of setting up a system to archive documents from previous years.
- Fallen Firefighter Memorial- the board agrees to pass on this.

Treasurer's Report

- No report since Kevin was not present.

Committee Reports

- **Architectural Committee** – Jim J.
 - 1748 E. Ascott Circle- Cement Tile Reroofing- Dave made a motion to approve, Jennifer seconded, unanimously approved.
 - 12787 Ellison Wilson Road Repair Existing Addition- Based on the information provided concerning the repair of the addition, there is nothing in the covenants for the committee to approve. The roof will need to be submitted with proper documentation for approval.
 - 1930 Ardley Road Cement Tile Reroofing- Dave made a motion to approve, Courtney seconded, unanimously approved.
- **Covenants Committee:** status of enforcement
 - Nothing more to report.
 - Lou made a motion to discuss at the April meeting, the appropriate time frame for PODS/dump trailers tolerated in front of a house while under renovations and hold off on second letters. Dave seconded, unanimously approved.
- **Social Committee** - Ron
 - Garage sale- March 9, 2024- Jennifer will get the information posted to NextDoor.
- **Crime Watch** – Chris
 - Chris will pick up new “No solicitation” signs.
- **Landscape Committee** – Tony
 - Tony is getting quotes on landscaping companies. Two lights are damaged at the center of the island.
- **Communications** –
 - Nothing to report.
- **New business**

- Lou wants to see if the speed limit signs on Ellison Wilson can flash a smiley face when doing the speed limit.

- **Future Board meeting dates**

The Monthly Board meetings are scheduled for:

- April 4, 2024
- May 2, 2024
- June 6, 2024
- CONFIRMED NEW DATE: July 11, 2024
- August 1, 2024
- September 5, 2024
- October 3, 2024
- November 7, 2024
- December 5, 2024

- **Adjournment**

Dave made a motion to adjourn the meeting which was unanimously approved. The meeting was adjourned at 9:31 p.m.