

**MINUTES OF THE BOARD OF DIRECTORS MEETING OF
CAMDEN LANDING AT WYNDHAM LAKES ESTATES HOMEOWNERS'
ASSOCIATION, INC.**

The Board of Directors Meeting of the CAMDEN LANDING AT WYNDHAM LAKES ESTATES HOMEOWNERS' Association, Inc., was held on Thursday April 14th 2014, 7.00pm, in Wyndham Lakes Club House, Wyndham Lakes Blvd. Orlando FL.

Board Members present: Stephanie Layne Cameron and Dana Sampsell.

Others Present: Mark Hills LCAM of Association Solutions and one member of the membership.

Call to Order: Mark Hills confirmed that quorum was present with 2 of 3 Board members and the meeting was called to order at 7.03pm by Dana Sampsell.

Review of Minutes: The Board read the minutes of the January 9th 2014 board meeting. Upon motion by Dana Sampsell and seconded by Stephanie Layne Cameron, the minutes of the Board meeting were approved as presented.

Financial Report: Mark Hills presented the February 2014 financial report and an update on all the delinquency accounts. Upon motion duly made by Stephanie Layne Cameron and seconded by Dana Sampsell, the February 2014 financial reports were approved as presented.

Old Business:

None

New Business:

Dana Sampsell asked what it would take to get gutters installed on every building. Mark Hills explained that either a special assessment for which every homeowner would have to pay or to build it into the budget for the next few years to put the money to one side to pay the cost.

Open Forum:

Owner asked why the homeowners were responsible for the recent damage to the roofs. Mark Hills explained that it was caused by the storms which the documents said owners are responsible. The HOA is responsible for general maintenance and replacement only, not damage caused by nature.

Next Meeting Date:

The next meeting was set for July 8th 2014 at 7pm at the Wyndham Club House and this would be the Annual Meeting.

Adjournment:

There being no further business to come before the meeting Dana Sampsell motioned to adjourn at 7.46pm.