**Hickory Hammock at Johns Lake**

**Manager’s Report**

**11/20/17**

**Maintenance:**

* Avalon gate not closing at scheduled time. ACT is scheduled a service call
* Pedestrian gate at Great Blue Heron repaired with new handle
* Gate at Great Blue Heron partially open on Sunday 11/19/17 – work order scheduled
* Irrigation concern on Lake Claire Overlook Drive near lift station / asked Floralawn to review

**Legal:**

* Patryk Ozim, Legal Counsel, will prepare the notice to homeowners for the Turnover meeting
* Cease and Desist letters mailed to homeowner – Vazquez

**Mailings:**

* Swale letter being mailed to selected lots being mailed no later than 11/21/2017
* Survey letter for vote of Emerald Pointe pedestrian gates to be mailed after the thanksgiving holiday as per Diana Cabrera

**Meeting(s):**

* Turnover election meeting has been tentatively rescheduled to 01/30/2017 pending approval of the City of Winter Garden. Stoneybrook West Clubhouse has been reserved for that date.
* Budget meeting on 11/30/2017 at 2pm. / Notice mailed out 11/15/2017 with copy of proposed budget

**Violations / Homeowner Concerns:**

* Repair of Osprey nest off Lake Burnett Shore
* Replacement of damaged pool furniture or cleaning of pool furniture