

Meeting called to order @ 630 on 2/20/20

Roll Call Jenny Kidd LCAM, Don Todd President, Karen Brooks VP, Kate Brousseau Secretary, Bonnie Kessell Member at Large, Julia Depascale Treasurer

Motion to waive reading meeting notes from October. Annual meeting notes available
Treasurer report read by Jenny Kidd LCAM. Trend of late payers on Carport Payments discussed. Leave cushion from prepayment to cover payments. Cushion in Operating account as well 2 delinquencies went to Attorney.

Old business

Sod along Catalina side, not to be done in winter months. Wait until rainy season to prevent drying out. Pool temperature was set to SPA setting, making it 91 degrees by unauthorized persons

Pond water feature addressed by Phil Dragonetti. was \$2500, issue is cord/line to be run

Lighting front sign, Jenny presented proposal from D'Andrea, need coordination by Duke Energy and D'Andrea. Solar panel discussed as well as meter installation. Meter pedestal cost as needs to be reasonable. Tabled discussion

Rules, regulations and FAQ's Tabled discussion

New business: sprinklers need to be adjusted. End (North side) units sidewalk is tilted. Slick tennis court due to sprinkler. People have slipped and fallen
Boat Ramp owner for discussion on stair removal. Jenny sent letter to address of record. Landscaping company maintaining boat ramp property.
sidewalk @ 9472 being eroded by sprinkler.

Jenny Kidd:

Sales: 9476 was sold to present community member
Rental discussion regarding availability on rental property. 30 days? If you are in delinquency, you are not allowed to be put on rental available status, your
Financial Report given by Jenny to Board members.

Pressure washing of Mansard roofs with chemicals vs. homeowner pressure washing.
Siding replacement is available at Lowe's by homeowner.

Future meeting dates 5/7, 8/6 and 11/5

Looking into insurance for Carports, current insurer will not insure new carports.

Open Forum:

Rusty door lock on Tennis Court, cost sharing by The Glades
Sprinkler head adjustments to be made.

Delicate nature of Mansard roofs and upgrading exterior of community. Florida Paints has options to upgrade the look of community. 3 bids requested.

Volunteers to paint the base of units and professionals to address the second floor.

Dryer Vent cleaning done by homeowner. 19 units done previously by Air Medics they do not address roof vents. Mushroom vent on roof should be gooseneck. Coordination is difficult due to work schedules.

Next meeting is May 7.