

## **LAKE FAIRWAYS HOA/LIAISON MEETING**

**JUNE 15, 2022 @ 1300**

**Directors present: Karen Beals (KB), Judy Carson (JC), Tom Charboneau (TC), John Donahue(JD), Bill Fleckenstein(BF), Kevin Walsh(KW), Jerry White(JW), Absent: Dora Dissmeyer, Peter Greco. ELS General Manager Jason Myers(JM)**

### **Lake Fairways Issues:**

#### **Security:**

**JM:** Fred Dissmeyer will oversee the Neighborhood Watch Program starting up in Lake Fairways. This program is open to ALL residents in Lake Fairways just let Fred know if interested. His phone number is in the Lake Fairways directory.

Starting July 1,2022 Diamond Security will be doing roving patrols through the Lake Fairways & Pine Lakes communities. Residents are encouraged to call the front gate or the Lee County Sheriffs for emergencies. Greeter guards will be at the front gate from 6 am to 10 pm. Diamond security will be at the front gate from 10 pm to 6 am.

#### **Pool/American Disability Act:**

**KB:** Would it be possible to add 1 more pool railings to the existing pool railings for residents' assistance into the pool.

**JM:** I am looking into ADA compliance chair assists for the pool. Cost may be a factor in purchase will have more information at July meeting.

**KB:** Hot tub lights are out & needs replacement. Lights by clubhouse side entrance on cement wall are broken. Residents use this walkway at night & is a hazard at this moment.

**JM:** New Jet has been ordered for the hot tub & the leak has been addressed. New lights for the hot tub area & outside ramp area by Friday.

**KW:** The inside pools lights are also out. There are still issues with the sound system outside by the pool area. The outside pool clocks need new batteries.

**JD:** The pool mats & pool railing covers need to be replaced in bad shape.

**JM:** I will contact the appropriate people to address issues around the pool area.

**KB:** Would it be possible to move the clock that is behind the Veterans tree in the lobby. To the main hall & place on the wall by the podium.

**JM:** Yes

### **Paving schedule & Handicap parking @ the Sand Trap:**

**JM: Will be paving perimeter road from Clubhouse to the Maintenance building this year. Will investigate the feasibility of adding 4 handicap space (2 on each side of road) for cars by the Sand Trap. Some speed humps will be added at this time. We will be working with the of fire dept for their rescue vehicles.**

### **Guests time limit in community:**

**KB: What is the ELS protocol for guests who want to stay longer than 15 days.**

**JM: They are to contact the sales office. We are experiencing again this year issues with people using their homes as an Airbnb. It is not allowed in the community if you let Jason know of one, he will check it out.**

### **Mosquito control & Lakes:**

**JM: Looking into adding mosquito eating fish. Will check with FI Natural resources if they have a fish program we can get into. Looking for vendors to address the erosion & weed problems on the lakes. Then set them up on maintenance schedule. Will also check with Lee County & check if there doing arial spraying over the community at night.**

### **Equipment for the Community helping Neighbors Committee:**

**KB: Who will be charge of equipment & where will this equipment be stored. Will there be a chairman/leader & who will he report to?**

**JM: We need to set up a committee & pick a leader. We will get a shed & keep in the LF RV lot for easy access by the committee.**

**Residents will be asked to contact sales office, give name & lot number where assistance's is needed. ELS will contact chairman & he can contact his people to help resident. The equipment will need to be signed out & signed back in for accountability. ELS will provide the equipment that will be used.**

### **Maintenance on ELS owned homes:**

**JM: We have a list of abandoned homes that maintenance is working on. ELS management will be making weekly inspections on these homes. The homes that we currently don't have legal control over we will be doing outdoor maintenance only.**

### **Library:**

**KB: The library still needs signs in there. The kitchen range has pilot lights that burn all the time & go out. There is a smell of gas in the kitchen. Do the pilot lights need to burn all the time as the kitchen range isn't being used in the summer?**

**JM: Will have maintenance look at & see if it can be turned off & on when needed.**

KB: resident @ 22E is still waiting for ELS to fix damage to their lanai.

**JM: I will check on this immediately.**

**Questions for ELS:**

JC: The pass on bill is late going out. Can the residents get the big Waste Pro garbage cans like the ones estates has? Residents have been receiving the large blue recycle bins when they call. Can we add some more benches around the perimeter road for the residents?

**JM: I will investigate the pass on notices. I will contact Waste Pro on new bigger trashcans for lease land residents. Will check how many benches we have on perimeter road & add few more if possible.**

TC: Can residents freely use each community's pools. We have Pine lakes residents that come to our pools for exercise classes & just visit. Residents of Lake Fairways are prevented from enjoying this privilege in Pine Lakes. So should we lock our pool as PL does to us?

**JM: That is something that needs further discussion & thought.**

BF: When will the Sand Trap be open for extended hours especially Sundays.

**JM: Sand Trap will be opening for Sunday service in July. New cook & servers have been hired. The Pub hours will be 11 AM to 8 PM, 7 days a week.**

**Renovations are planned for both restaurants this summer. The Pub will be closed June 20-24 & the Sand Trap for 1 week in July.**

BF: Who & when will 360's be done.

**JM: 360's will be done by him & my staff & have already started.**

BF: Will Tennis court issues continue to be addressed by ELS.

**JM: We will be enclosing the new fountain & in the fall will add water cooler at the tennis courts. New backboard in August. Canopy & cement table still waiting for vender quotes to come in.**

JW: We're we at in the community with tree removal in the community.

**JM: Finally, we are getting up with the dead trees but will be an ongoing project.**

TC: Would it be possible to remove the Lake Shore portions of the street signs & just leave the street name? This will allow residents & visitors to see name.

**JM: Yes**

**JM: General information for residents:**

**Looking at craft room kilns & how to repair or replace.**

**Clubhouse AC units will be replaced week of June 22.**

**Looking at putting in a handicap ramp in front of Clubhouse.**

**First Aid boxes are stocked & placed in key areas of residential common areas in the community.**

**Working on new pool rules & should have ready by next meeting.**

**Laundry room water machine has filtered changed & has a monthly maintenance schedule.**

**Vending machines have been approved & will be installed at the ATM building & Pool area. ATM will have a snack & soda machine. Pool area will have soda machine.**

**Meeting was adjourned at 1445**

**Respectfully submitted by**

**Judy Ann Carson, Secretary**