



## **Meeting Minutes for The Cottages at Pelican Landing Homeowners' Association, Inc.**

**Meeting Type** – Board

**Meeting Date** – 03/27/2024

**Location** - Pelican Landing Community Center and via ZOOM – dial-in number 312-626-6799 Meeting ID 839 6880 9739

**Attendees** - Cathy Scovel, Dennis Lowe, and Paul Barnicke, Megan Tatum from Resort Management was also present.

**Called to Order** – 10:02 am

**Minutes Approved** – Paul Barnicke made a motion to approve the minutes from 1/31/2024, Dennis Lowe seconded the motion. With all in favor, the motion passed.

**Treasurers Report** - The financials have been received for the year end. For 2023 there were accruals on the financials. For future reports we will move to using an accrual system. There is no objection to the 2023 year-end financials.

### **Committee Reports –**

Landscape

- The dead bushes on the west side of the community have been pulled out. The Geraniums and Bougainvillea were fertilized.



## Maintenance

- Landscape Lights – West Coast Electric came to the community. They did a line test and found that the wires are good. They suggested marking the breaker the next time it goes off again so the any necessary repairs can be made.
- 2025 House Painting Planning – The project will take about 3 weeks; it is suggested to start in early September and finish by October. All shrubs will need to be cut back from the houses. There is a suggestion to create captains for the painting project, one for the east side and one for the west.

## Old Business –

- Annual Meeting Review – The Annual meeting was well attended and had positive feedback.
- PLCA election results – none of the votes passed.

## New Business –

- CCD issues – Kiki will meet with the CDD board and the new manager of Pelican Landing to help define the lines of the easements.
- Architectural Review Committee: **MOTION:** Dennis made a motion to establish an Architectural Review Committee ARC as described in Article VII of the Amended and Restated Declaration of The Cottages at Pelican Landing. The motion was seconded by Paul, with no directors opposing the motion carried.
- Home sales – new residents – a new welcome packet will be created for new owners so they have important information that they will need for the community.
- Legal update – Megan went over the legal update from Becker in regard to Florida House Bill 1203



RESORT  
MANAGEMENT  
Community Association Management



The next meeting will be held on April 19<sup>th</sup> at 10 am

**Adjournment – 11:36 am**