

LAKE FAIRWAYS HOA/RESIDENTS COMMUNITY MEETING

MARCH 25, 2025 @ 1900

LAKE FAIRWAYS CLUBHOUSE

Meeting called order 1900

Pledge of Allegiance lead by Dave Gregson

Treasurers report given by S. Hageman, motion to accept John Donahue, 2nd John Spada passed all present.

The Secretary's Report is available on the bulletin board, HOA website, and Informer. Motion to approve C. Donahue, 2nd J. Hageman passed all present.

Introduction of 2025 HOA Directors by Dave Gregson President.

Old Business

- 1) Update on lawsuit r/t to residents writing checks & late fee charges given by Dave G. (HOA won their position on the prospectus for residents paying their lease payments by check & no change in late fees or grace period. ELS will also reimburse HOA fees paid.)**

New Business

- 1) Lawsuit 2nd part going forwards by the HOA. The HOA will update the residents going forwards as we have information.**

Questions from the residents

- 1) Brown 4G, ELS is not maintaining to the prospectus on residents homes will this be addressed. Also, there is a resident flying the flag disrespectfully what the HOA can do about that. DG: The HOA has no jurisdiction over that, but you can fill out a comment form & submit to the office.**
- 2) M. Ramsden 10B, will this lawsuit address dog issues into the lawsuit. DG: we can ask the attorney.**
- 3) Brown 4G, can we make new residents join the HOA.**
- 4) Rodolf 10J, does ELS allow renters here? DG: Yes, if they pass credit check.**
- 5) Shoap 14I, can we get up a community petition r/t flag issue? DG: fill out the comment form & take to the office.**
- 6) Millette 8B, go to the office as a group would be more affective.**
- 7) Spada 42G, the pool showers have no hot water. EF: Hot water is fixed; pool awning is up & the pool area will be closed April 2 for power washing. Please use Pine Lakes pool. We have the Sheldon concert on Mar 26 & End of season bash April 16. Please check the calendar and website for more activities.**
- 8) Carlough 2I, if we have a board vacancy why was it not filled by one of the candidates running for the board. DG: We followed the bylaws & if you don't have a copy we can get you one. We have extra copies in the HOA office for any resident needing one.**

Directors Report

Diana Ferrucci; snowbirds leaving for the summer please let your cul sac captains know so you can get Informer online.

Dick Hayes; If you are returning north for the summer Please secure your house for hurricane season, place a No Trespassing sign in the window & shut off the water going into house.

Motion for adjournment made by R. Rudolf 10J, 2nd C. Donahue 58L passed by all present & 1945

Respectfully submitted by

Judy Ann Carson, Secretary