

LAKE FAIRWAY'S HOA GENERAL MEETING

January 24, 2023

Meeting called to order @ 1900.

Pledge led by Peter Greco

Board members present: Beals, Carson, Charboneau, Dissmeyer, Donahue, Greco, Fleckenstein, Walsh, White.

Treasurer's report: John Garb, 2nd John Spada accepted all present.

Secretary's report: John Spada, 2nd Bob Seeley accepted all present.

Directors Report:

Building & Grounds: KW, pool is an ongoing issue & Management is aware of these issues.

CERTS: KW, Basic certification will be held on February 7,8, & 9 630 PM – 830 PM.

ARC: JW, Residents were reminded they need permits from the ELS to do work on houses. Get ARC forms, fill out & return Jerry White.

Golf & Tennis: BF, ELS gives lots of promises, but nothing is being done on the courts.

Golf course has some issues, there are weeds growing on the greens, water leaks in the irrigation. David Leonard spoke at the Directors meeting on issues he has with ELS. He was encouraged to have golf assoc. to write letters to Chicago ELS.

Investments': TC, Report given in treasurer's report.

Food Trucks: JC, having issues getting them.

Amenities: PG, No response from ELS on fixing poker tables, pool tables & picnic tables for the Bocci ball courts. Bob McIntosh scoreboard is damaged.

Veterans group: JD, ELS purchased new flag for the front of clubhouse. Boot & Helmet has been repaired in Memorial Garden. Veterans planning meeting is planned for Mar 14, 2023.

Men's club: JD, New griddle has been purchased for pancake breakfast. Pool lunch is scheduled for 2/5/2023, Night @ the Races is 2/19/2023, Pancake breakfast is 2/25/2023.

Softball: JD, Games are Mon & Wed @ 4PM in Cape Carol.

Softball shirts & ball caps for sale.

Women's Club: DD, New rules for being invited to the appreciation Luncheon this year. Ladies must volunteer & work 2 events per season. Soup Night 2/16/ 2023, Fashion show dinner 3/9/2023

Ad-Hoc Committees:

Photo book: Judy Young still some open spots for photographs. Still need photos of community events & clubs.

New Business:

Judy Carson talked about Lake Fairways enrolled in the FMO Tie down program. Material was available for the residents.

Kilns will be repaired & ELS will pay for repairs.

John Dwyer SA 089, put new commercial grade wheels on long table trolleys.

Comments from the President:

Karen Beals introduced candidates for the 2023 HOA elections. She clarified Fla 723 laws & Lake Fairway's by Laws. There are 5 Board positions, 3/3-year HOA Board positions & 2/1 year position (directors left before term up.) Nominations for candidates was taken from the floor. Mike Coppola 56-B stated interest in running for HOA board.

Candidates running: Judy Carson 56C, Mike Coppola 56B, Diana Ferrucci 5B, John Garb 32A, Peter Greco 56F, Carol Mitchell 14E, Margaret Panzer 21C.

Bob Shamma reminded residents HOA elections is on 2-28-2023, 8AM to 5 PM. Results will be announced @ 7 PM HOA meeting. Absentee ballots are available from Bill Fleckenstein 48 M.

FMO Membership is the residents voice on the FI state level protecting manufacture homeowners from big Corporations.

Group of ELS communities have banded together to share information to hold ELS accountable to prospectus.

Karen looking into ELS employee fund set up to help residents & communities.

Letter was sent to Bryan r/t post hurricane material needs to be picked up. When will this happen.

Residents Comments:

Sheryl Webster 57 D would like some clarification to comment Bryan Baskin made @ Nov HOA meeting. Comment was r/t home flippers could own multiple homes in community if they sold then right away & didn't rent out.

HOA will make addendum to Nov HOA minutes r/t to Bryan Baskin comments to HOA General meeting.

Sue Gielow 11M, would like detail worded minutes when ELS management speaks @ our meetings in the future.

Dave Shultz 43 H stated we had 29 blood drive donors next drive is March 24, 2023.

Charles 51 O, Needs HOA help with Federal SBA loan application as they are asking for HOA documents, he has no access to. HOA board member will help him.

Deb Nico 9 B would like to start a community garden but would need ELS support.

Tom Cooly 37 O, Is 37G ELS home? If so, we need to hold ELS to the same standards we have. This home is a mess.

Linda Lindquist 54 H, FMO open to all residents. Makes residents aware of issues with ELS.

Sue Gielow 11 M would be nice if we had yard of the month & gave the resident a gift card.

John Spada 42 D would like to thank Dora Dissmeyer for the homemade cookies she donates to the Men's club pool party.

John Dwyer SA 089, chairs stacked in the clubhouse needs to be store in the storeroom.

Mike Coppolo 56 B, 90% of the residents' complaints are pool related. Can't we put pressure on ELS to fix.

Sheryl Webster made motion to adjourn meeting 2nd John Spada passed all present @ 2030.

Respectfully submitted by

Judy Carson, Secretary