LAKE FAIRWAY’S HOA BOARD/LIAISON MEETING

May 18, 2022 @ 1300

Board members present: Beals, Carson, Charboneau, Dissmeyer, Donahue, Fleckenstein, Greco, Walsh, White, ELS General Manager Jason Myers.

Discussion Issues:

**Security**: Diamond Security will be proving patrols thru the Lake Fairways community at night. ELS is looking at starting Neighborhood Watch program in Lake Fairways. Volunteers for the Neighborhood Watch program will attend Lee County Sheriff’s Neighborhood Watch Training program. Volunteers will be equipped with walkie talkies. Bluetooth camaras being installed on perimeter road for additional safety.

**Sand Trap/Pub:** Sand Trap will be open 6 days a week, Monday thru Saturday for breakfast & lunch. The Pub will be open 7 days a week for lunch & dinner. The Pub will serve brunch on Sunday. Karaoke will return to the Sand Trap in the fall with past deejay.

**ELS/DIRECTORS:** ELS would like to continue the relationship built with HOA, ELS, & Residents. It is working for all parties & see now reason to change currently.

**Community Lighting:** ELS is working with LCEC on LED lights on some streets are darker cull D sacs for 2022/2023. Found company having mailbox lights. Jack Martin is the Lake Fairway’s community liaison person to fix mailbox. Article will be on FB, website, & in the Informer.

**Hurricane Preparedness:** ELS will have Hurricane preparedness handouts in the clubhouse for the residents by June 1st.

**CAP X 2022:** Jason will have 2022/2023 budget ready for the board by next meeting. New revised budget will show what’s done, what has changed & what the future holds. He also will give us past Cap X budgets to look at. Jason has asked ELS management for an increase in our yearly budget which stands at $500,000.00 at this time.

**Abandoned Homes 22E & 8E:** ELS know has rights to 8E outside has been cleaned up. House has been secured & will be able to assess damage & course to take. 22E patio was damaged & will be repaired. (51E home is abandoned also). Correction: 51E is not an abandon property, it was stated incorrectly. 06/23-KP

**First Aid Boxes:** Have been ordered & expect delivery on them soon coming from Centas.

**Library:** Mary Jane Harris requested some library rules signs.

**DIRECTORS QUESTIONS FOR JASON:**

**KEVIN WALSH:** rear main hall ceiling is leaking & ceiling panels need to be replaced. Main hall needs new ceiling panels also. **Clubhouse needs 3 new Air conditioners, when there installed inside clubhouse ceiling panels will be installed.**

Pool lights not working. **Will check into.**

**John Donahue:** There are damaged/broken chairs at the pool can they be removed. **Maintenance has been instructed to remove broken chairs. Will address with maintenance.**

**Bill Fleckenstein:** Any word on the water cooler for the tennis courts. Tennis courts needs new center table & canopy needs fixing. Davey’s contract length ready to expire. What are the hours of the pro shop? **Water cooler in Jason’s office outdoor bubbler/cooler will be installed Friday. Davy’s has a 3-year contract with us. They like us need more help.**

**Tom Charboneau:** Pool area need new updated signs & Stinger can do for us @ small cost to us.

**Jerry White:** Will WIFI be available to residents in the Sand Trap & Pub. **Yes, and in the clubhouses also.**

**Judy Carson:** Speeding continues to be an issue will we be getting Humps around the perimeter road. **Yes, on 2023 budget.**

**Dora Dissmeyer:** Need light bulbs in the lights in the lounge.

**Peter Greco:** Still having issues with the hot tub. **2nd jet has a leak & new one has been ordered also new auto flow valve has been ordered. New sports equipment for clubhouse & area has been ordered.**

**Karen Bealls:** Will HOA office get new lock & keys. What is the status of the vending machines & placement in the community? When there is an event in the clubhouse the new piano gets moved all over. Can you purchase piano dollies so piano doesn’t get damaged? **Pool area, front of ATM and water cooler with fresh filtered cold water @ the pool. Give the name & number to call & will order.**

**Jason Myer: Spoke with contractor about RO water machine in laundry room. He will be changing the RO membrane on the machine.**

**Meeting with ELS was adjourned @ 1420**

**Respectfully submitted by**

**Judy Carson, Secretary**