

# **ESTERO PALMS HOMEOWNERS ASSOCIATION. INC**

A Corporation Not-For-Profit  
c/o K.E. Ledgers & Associates

Approved minutes of the Board of Directors Meeting – Tuesday, April 22, 2025

## **1. Call to Order**

The meeting was called to order by Beth Ann Tuyls at 6:09 pm

## **2. Establish a Quorum**

A quorum of Michael Armstrong, Michael Spino and Beth Ann Tuyls were present, Douglas Ekberg and Amber Glisson were absent. Also present was Kerry Johnson with K. E. Ledgers & Associates and Owners Tom and Christina Barcellona, Paul Fuller, Ray Koener and Patricia Russell.

## **3. Proof of Notice**

Notice was posted and mailed in accordance with the Association's Bylaws and Florida Statute.

## **4. Waiver/Approval of Prior Meeting Minutes**

The reading of the minutes of the board meeting on March 21, 2025, were waived.

**Motion:** Michael Armstrong made a motion to approve March 21, 2025, board meeting minutes as presented. The motion was SECONDED by Micael Spino. The vote was called passes with all in favor: 3 to 0.

## **5. Old Business**

### **a. Update on Maintenance Items**

Beth Ann gave an update on the irrigation issues and pavers installed.

### **b. Vote on whether to seal new pavers**

After discussion and getting owners' opinions in attendance, it was decided the pavers did not need to be sealed. The decision can be changed later.

## **6. New Business**

### **a. K.E. Ledgers & Associates Contract**

**Motion:** Michael Armstrong made a motion to approve the K.E. Ledgers & Associates contract updated with May 1, 2025-April 30,2026. The motion was SECONDED by Micael Spino. The vote was called passes with all in favor: 3 to 0.

### **b. Village of Estero**

**Motion:** Michael Spino made a motion to grant permission to Village of Estero to remove trash debris during major storm events. The motion was SECONDED by Micael Armstrong. The vote was called passes with all in favor: 3 to 0.

## **7. Open Discussion**

## **8. Adjournment**

With no other business to discuss, the meeting adjourned at 7:00 pm

Respectfully Submitted,  
Kerry Johnson, LCAM