

MINUTES

PARKWOOD VILLAS HOMEOWNERS' ASSOCIATION II, INC.

Meeting of the Board of Directors

April 2, 2021

Management Professionals, Inc.

530 Construction Lane

Lehigh Acres, FL 33936

DETERMINATION OF A QUORUM. Board members present were Lydia Devincolis, Jackie Miller and Bob Slycord. Allison Cefalu, CAM was in attendance for Management Professionals, Inc.

CALL TO ORDER. Lydia Devincolis called the meeting to order at 10:00 a.m. at the office of Management Professionals, Inc., the location specified in the notice for this meeting.

PROOF OF NOTICE OF MEETING. In accordance with bylaw and statutory requirements the notice of this meeting was posted at designated area March 30, 2021.

WELCOME GUESTS. No guests.

READING AND DISPOSAL OF MINUTES. Lydia Devincolis made a motion to approve the minutes of the March 4, 2021 Board of Directors meeting. Jackie Miller seconded the motion. Motion passed unanimously.

FINANCIAL REPORT. Allison Cefalu reported the financials as of January 31, 2021. Balance Sheet items: Operating Acct. \$72,485.62, CD 7/15/16 \$10,266.18, Accounts Receivables \$2,950.00. Total Assets/Liabilities & Equity \$85,701.80. Lydia Devincolis made a motion to accept the financial report as given. Jackie Miller seconded. Motion passed unanimously.

UNFINISHED BUSINESS. *Pool Deck Sealcoating.* Sealcoating at the pool will begin soon.

Pool Furniture. Four (4) new pool chairs have been ordered and are on their way. Two (2) more chaise lounges and six (6) new chairs, blue and white are needed.

NEW BUSINESS. *Any new business which may properly come before the Board.* The Board discussed alternate roofing materials, 1. White tile, 2. White metal or 3. Gray/White shingle. There is nothing in the documents stating the roof has to be tile. No decisions were made at this time more discussion is needed.

The bulletin board has rotted in the back and needs to be secured. Look into using all metal.

The gazebo that housed the old mailbox located near the canal on Ridgecrest needs to be removed.

The Board requested an updated owner/resident list.

218 Oakmont has been behind in the maintenance fees consistently. Add late fees and send to the attorney for collections. Send statement on 15th of the month.

A violation for the painting damage at the pool area was sent to the owner of 216 Oakmont. Owner is claiming it wasn't him. Owners witnessing say they saw that it was his wife.

Send updated pool rules out to all owners.

Contact Glamour, the pool thermometer on the tank on the right corner in the pool room is broken.

DETERMINATION OF NEXT MEETING. The next Board of Directors Meeting will be on **Thursday**, May 6, 2021 at 10:00 a.m. at the offices of Management Professionals, Inc., 530 Construction Lane, Lehigh Acres, FL 33936

ADJOURNMENT. There being no further business, Lydia Devincolis adjourned the meeting at 10:40 a.m.

Minutes typed by Management Professionals, Inc. but have not yet been approved by the Board of Directors