

MINUTES

PARKWOOD VILLAS HOMEOWNERS' ASSOCIATION II, INC.

Meeting of the Board of Directors
October 13 2022
Management Professionals, Inc.
530 Construction Lane
Lehigh Acres, FL 33936

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

CALL TO ORDER. Lydia Devincolis called the meeting to order at 6:30 p.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 in designated area October 10, 2022.

WELCOME GUESTS. No guests.

READING AND DISPOSAL OF MINUTES. Jackie Miller made a motion to approve the minutes of the April 7, 2022, Board of Directors meeting. Joe Michel seconded the motion. Motion passed unanimously.

FINANCIAL REPORT. Allison Cefalu reported the preliminary financials as of September 30, 2022 Balance Sheet items: Operating Acct. \$63,639.02, CD 7/15/16 \$10,266.18, Accounts Receivables \$2,803.49 Total Assets/Liabilities & Equity \$76,708.69.

UNFINISHED BUSINESS. None Reported

NEW BUSINESS. *2023 Budget Workshop.* The Board of Directors went over 2021 expenses and 2021 budget line by line. With no substantial increases in the budget the Board of Directors discussed leaving the 2022 Budget the same at \$125.00 per unit per month.

Any new business which may properly come before the Board. It was reported that the old renter from 1614 Ridgecrest has been using the pool.

Lydia Devincolis will obtain a proposal to paint the bathhouse and tables at the pool.

Lydia Devincolis will obtain a proposal to pressure clean the pool house roof.

Lydia Devincolis reported the storage room across from bathroom needs inventory and clean out. Lee Osborne and Joe Michel volunteered.

Lydia Devincolis suggested the Association look into replacing all the carriage lights throughout community. Management Professionals will get some options together for the Board to review.

Send document section rebuild to the owners of 1616 & 1618 Ridgecrest to assist in the rebuild.

DETERMINATION OF NEXT MEETING. The next Board of Directors Budget Approval Meeting will be on **Thursday, November 3, 2022 at 6:30 p.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 7:36 p.m.