

MINUTES

GOLFWOOD I CONDOMINIUM ASSOCIATION, INC.

Meeting of the Board of Directors
October 21, 2021
Management Professionals, Inc.
530 Construction Lane
Lehigh Acres, Florida

DETERMINATION OF A QUORUM. Board members present were Barbara Hartnett, Robert Saul, Patrick Custer, Theresa Hixenbaugh and George Schmidt. Allison Cefalu, was in attendance from Management Professionals, Inc.

CALL TO ORDER. Robert Saul, President, called the meeting to order at 11:01 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 the meeting was posted in the designated area October 15, 2021.

WELCOME GUESTS. Pat Schmidt was welcomed.

READING AND DISPOSAL OF UNAPPROVED MINUTES. George Schmidt made a motion to approve the minutes of the September 23, 2021 Board of Director's Meeting. Patrick Custer seconded the motion. Motion passed unanimously.

TREASURER'S REPORT. Robert Saul reported the accounts as of September 30, 2021 Operating Account had an ending balance of \$38,057.34. Reserve account has an ending balance of \$72,903.28. Accounts Receivable ending balance was \$4,093.65. Total Assets were \$116,063.14. George Schmidt made a motion to accept the Financials. Theresa Hixenbaugh seconded the motion. Motion passed unanimously.

REPORT OF COMMITTEE. *Grounds/Lighting/Irrigation.* 269 Briar Court – We need to find out who is stopping by the property. Whose responsible and what can we do to get this under control? The bushes are overgrown and weeds in 3ft. perimeter.

The Board entertained the request to clean and trim around the avocado tree and at this time has declined to proceed.

George Schmidt reported areas long stents of grass need to watch those areas when mowing.

George Schmidt thinks the lawn care people need to change direction of cutting once in a while to eliminate ruts.

Lights are all working except at 219 Oaklawn. This light is being replaced.

UNFINISHED BUSINESS. *Inspections.* The Board requested a follow up inspection for 3 ft. perimeter.

NEW BUSINESS. *2022 Budget Workshop.* The Board reviews the 2021 expenses vs budget line item by line item. They discussed the savings in lawn care by reducing the amount of lawn cuts per year. January-February-October-November-December will have only 2 cuts each month. March-April-May-September will have 3 cuts each month. June-July-August will have 4 cuts each month. Increase fertilization to 6x's per year.

Any new business which may properly come before the Board. There will be a community yard sale November 12th & November 13th from 9:00 am. until 2:00 pm.

DETERMINATION OF NEXT MEETING. The next Board of Directors meeting is scheduled to be held on Thursday, November 18, 2021, which will also be the Budget Adoption, at the office of Management Professionals, Inc., located at 530 Construction Lane, Lehigh Acres, FL 33936 at 11:00 am.

ADJOURNMENT. There being no further business the meeting was adjourned at 12:30 p.m.