

Reflection Lakes At Naples 1

MINUTES OF THE BOARD OF DIRECTORS MEETING

January 10, 2022

Board Members Present: Linda Dekker, Linda Maxwell

Board Members Zoom: Sandy Abbondandolo

Property Manager Present: Logan Brimmer

13 Owners Present

PROOF OF NOTICE: Notice sent by email and posted in clubhouse per FL Statute 718.

ESTABLISHMENT OF QUORUM AND CALL TO ORDER: Meeting called to order by Linda Dekker at 4:02pm. Quorum established.

APPROVAL OF PREVIOUS MINUTES: Motion to waive reading and approve Minutes of Dec 13, 2021 by Linda Maxwell, Second Sandy. Motion Carried.

Report on Extended Lanai documents revision, Linda. Motion to Approve, Sandy Second. Motion carried.

Property Manager Report, Logan Brimmer. Annual Meeting Notices will be coming out. Anyone running for Board needs to respond. Meeting will be March 14.

Treasurers Report: Discussion of Insurance Expenses. \$11,000 expenses not accrued for for 2022. Treasurer will analyze expenses to determine life expectancy of fire and sprinkler systems. \$8,000 tree removal expense is being looked at whether it's an HOA expense.

Building and Grounds Report: Mainscape is working on sprinkler systems. Some of the clocks on the meters are not working properly. Irrigation affected by extended lanais are being reconnected.

ARB Update: 1904 lanai extension, LM moved, LD second, Motion carried.

OLD BUSINESS:

1. Water handles for valves. New handles will be installed within the next two weeks. Tags will be put on each handle to refer to the unit.
2. Website: Announcement of website capabilities.
3. All shutters are open.

NEW BUSINESS:

1. Lanai Specifications discussed per re-write on December 13 2021 meeting. Motion to accept New Lanai Specifications: LM, SA second. Motion carried.

2. Social and Finance Committee: Diane, Don DeLuca. Finance committee: Dick Napolillo.

3. Pets: We have no control over Emotional Support Animals. Controlled by Federal Law. Fire ants are still active behind building 9 and 10. Building 1102, large truck runs over sprinkler head.

4. Meet and Greet at Town Hall: January 19, 2022, 6pm Pavilion. Welcoming Committee proposed for meeting new neighbors.

5. Annual Meeting: March 14, 2022.

MOTION TO ADJOURN: Motion to adjourn at 5:07 pm. Made by Linda Maxwell and seconded by Linda Dekker. Motion carried.

Minutes Submitted by:

Minutes Approved: Date: 2/14/2022

Signature of Secretary: Linda Maxwell VP