

MINUTES
GOLFWOOD CONDOMINIUM NO. 2, INC.

Board of Director's Meeting
February 19, 2024
Management Professionals, Inc.
530 Construction Lane
Lehigh Acres, FL 33936

DETERMINATION OF A QUORUM. Board members present were Carol Pfaff, Celso Rodriguez, Charles Soo, and Bob Taylor. Abby Yeomans was absent. Allison Cefalu, CAM was in attendance for Management Professionals, Inc.

CALL TO ORDER. The meeting was called 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 the meeting was mailed to all owners on February 12, 2024.

WELCOME GUESTS. Robert Taylor welcomed guests Edward & Joyce Cook (31), Ralph Freathy (06) and Michael Whitescarver (05) to the meeting.

READING & DISPOSAL OF MINUTES. Celso Rodriguez made a motion to accept the January 15, 2024 minutes as presented. Carol Pfaff seconded the motion. Motion passed unanimously.

FINANCIAL REPORT. Allison presented the Board with the January 1, 2024 financial report. Operating account has a balance of \$6,032.97. Reserve account has a balance of \$33,895.09. Accounts Receivable account has a balance of \$707. Carol Pfaff made a motion to accept the January financial reports as presented. Celso Rodriguez seconded the motion. Motion passed unanimously.

UNFINISHED BUSINESS. *Solar Lights.* Charles Soo suggested the Association look into solar lighting for the flood lights and lights for the community sign. Some owners expressed concern of durability of the solar lights. Robert Taylor suggested doing a field study with the current lights. Charles Soo and Celso Rodriguez volunteered to do a feasibility study regarding the ground lights throughout the community.

Grounds Fertilization. Carol Pfaff expressed concern of fertilization treatments not working. The Board requested management obtain proposals from current company and some other companies for what they recommend.

NEW BUSINESS. *Owner Concerns.* Ralph Freathy at 361 Westpark requested his 5ft perimeter be taken care of by Alvaro and added to the list.

Ralph Freathy reported the photocell had a shield plate over the cover that was hindering the sensor.

Once the shield was removed the sensor has been working.

Ralph Freathy and Michael Whitescarver volunteered to help the Association with any minor electrical repairs that are needed around the community.

Ralph Freathy reminded the Board of Directors that he DOES want a palm tree back in his front yard.

Charles Soo reported an irrigation zone is on/off on timing. Management will contact Worthington Sprinkler to adjust the timers to current water restriction guidelines.

Ralph Freathy suggested bringing the meetings back to the condominiums for more owner/resident participation.

Celso Rodriguez THANKED the Edward & Joyce Cook for Hosting the first Golfwood 2 Potluck Social. Had a good turn out and the residents had fun.

NEXT MEETING. The next meeting of the Board of Directors will be on April 15, 2024 at 10:00 a.m. at the offices of Management Professionals, Inc., 530 Construction Lane, Lehigh Acres.

ADJOURNMENT. With no further business motion to adjourn the meeting. The meeting was adjourned at 10:54 a.m

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