

MINUTES
GOLFWOOD CONDOMINIUM NO. 2, INC.

Board of Director's Meeting
April 16, 2024
Management Professionals, Inc.
530 Construction Lane
Lehigh Acres, FL 33936

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

RATIFICATION BOARD RESIGNATION AND APPOINTMENT. The Board of Directors ratified the accepting of Abby Yeomans resignation due selling unit. The Board of Directors ratified the appointment of Paul Gagne back to the Board.

CALL TO ORDER. Carol Pfaff called the meeting to order at 10:05 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 April 3, 2024.

WELCOME GUESTS. No guests at the meeting.

READING & DISPOSAL OF MINUTES. Charles Soo made a motion to accept the February 19, 2024 minutes as presented. Carol Pfaff seconded the motion. Motion passed unanimously.

FINANCIAL REPORT. Allison Cefalu presented the Board with the March 31st, 2024 financial reports. Operating account has a balance of \$7,188,52. Reserve account has a balance of \$35,770.92 Accounts Receivable account has a balance of \$273. Charles Soo made a motion to accept the March financial reports as presented. Paul Gagne seconded the motion. Motion passed unanimously.

UNFINISHED BUSINESS. *Solar Lights.* Charles Soo reported after investigating cost to switch to solar lighting he has recommended the Association table this until a later date due to cost being to high.

Charles Soo reported all irrigation pumps are working, all sprinklers were checked and replaced if necessary and the timers were all set.

Grounds Fertilization. The Board has requested management obtain fertilization proposals. Allison Cefalu will obtain a proposal from All Seasons, a local company that services neighboring communities.

Palm Tree Replacement. Ralph Freathy at 361 Westpark has requested the palm tree removed after Ian be replaced. The Board discussed installing a 10ft smaller palm. Charles Soo will obtain quotes from Alvero and a few local nursery's and get back to the Board with the costs.

NEW BUSINESS. Meeting Schedule and Locations. The Board of Directors have decided to bring the meetings back to the condominium property. If an owner would like to host a meeting please contact management so we can add you to the meeting of your choosing. Below is the meeting schedule approved by the Board of Directors.

1. Board of Directors Budget Workshop meeting **October 21, 2024** at 10am at 357 Westpark, Carol Pfaff residence.
2. Board of Directors Budget Approval meeting **November 18, 2024** at 10am location TBD.
3. Annual Owners Meeting **January 20, 2025** at 10am at 351 Richland Ave, Charles Soo residence.
4. Board of Directors Meeting **March 17, 2025** at 10am location TBD.

NEXT MEETING. The next meeting of the Board of Directors will be on **October 21, 2024 at 10:00 a.m. at the residence of Carol Pfaff at 357 Westpark Road, Lehigh Acres, FL 33936**

ADJOURNMENT. With no further business motion to adjourn the meeting. The meeting was adjourned at 10:56 a.m

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