

## MINUTES

### THE FAIRWAYS CONDOMINIUM OF LEHIGH ACRES, FLORIDA, INC.

Meeting of the Board of Directors

November 19, 2021

530 Construction Lane

Lehigh Acres, FL

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**DETERMINATION OF QUORUM- Call to Order.** Board members present were Ron Mixon, Robert Stevenson and Peggy Trout. Virginia Paul and Louis Hubbard were absent. Allison Cefalu, CAM was in attendance for Management Professionals, Inc.

**CALL TO ORDER.** Ron Mixon called the meeting to order at 9:00 a.m. at the office of Management Professionals, Inc., 530 Construction Lane, Lehigh Acres, FL, the location specified in the notice for this meeting.

**WELCOME GUESTS.** No guests were in attendance.

**PROOF OF NOTICE OF MEETING.** In accordance with bylaw and statutory requirements, the notice of this meeting was mailed to all owners on November 5, 2021. Affidavit on file

**READING AND DISPOSAL OF MINUTES.** Allison Cefalu presented the minutes from the October 28, 2021 Board of Directors Meeting. Peggy Trout made a motion to accept the minutes as presented. Robert Stevenson seconded the motion. Motion passed unanimously.

**FINANCIAL REPORT.** No report given at this time.

**UNFINISHED BUSINESS.** *None at this time.*

**NEW BUSINESS.** *2022 Budget Adoption.* After a brief discussion Peggy Trout made a motion to adopt the budget at \$180 per unit per month. This will be an increase of \$10.00 per unit per month. Robert Stevenson seconded the motion. Motion passed unanimously.

*Any other business which may properly come before the Board.* Unit 210 is parking 2 vehicles and using a guest space as a permanent parking spot. The Board requested a notice be sent to the owner.

**DETERMINATION OF NEXT MEETING.** The next regular meeting of the Board of Directors to follow the Annual Member's Meeting scheduled for January 14, 2022 at 9:00 am. at the offices of Management Professionals, 530 Construction Lane, Lehigh Acres, FL.

**ADJOURNMENT.** There being no further business the meeting was adjourned at 9:20 a.m.