

The Estates of Garden Lakes Association, Inc.
Annual Board Meeting, Wednesday, November 20, 2024
7:00 p.m.

1. Call to Order: The meeting was called to order by Lynn Sims at 7:03 p.m.

2. Roll Call:

Present: Paula Schachter, Lynn Sims, and Stephanie Ott

Absent: Dan Rich

Member, Marinell Wiseman, brought up concern that a quorum to hold the annual meeting was not met since Mrs. Ott was not a board member. Lynn Sims reminded that Mrs. Ott was sworn in as board member to serve as secretary for the remainder of the term in the October meeting, therefore the quorum number was met.

3. Certification of Proper Notice: Sign posted Monday, November 18th. Written notification went out via email to all members on November 1, 2024

4. Approval of Last Meeting's Minutes: The minutes were submitted for approval. Paula motion to approve. Stephanie seconded. The minutes were unanimously approved.

5. Reports of officers and committees

Lawn/landscape – Lynn Sims reporting

No report. Mr. Rich absent. Lynn reported that Bloomings in now following their winter schedule and will be mowing every other week. The Help desk received notification that there was an unresolved issue with a mail box issue and it was been corrected by Lynn.

An update on the downed tree in the lake: GLE will cover the cost to remove the tree and it will be removed in about 4 weeks. There is also an unwanted neighbor in the lake. Be mindful of that an alligator is in the lake and surrounding areas.

Maintenance/infrastructure – no report

Architecture/Compliance/Treasurer – Paula Schachter reporting

Architecture: Two new requests received. One for new hurricane windows and one for full house paintings. Both approved. No compliance issues.

Compliance: No new compliance issues. All issues noted from April compliance survey have been resolved.

Treasurer: Profit and loss statement handed out and presented. Paula can now access all three Achieva programs successfully. Coupon books have been sent out to 99 households. Other households are on auto pay. There are no outstanding HOAs dues at this time.

Profit and loss statement highlights included that we will have additional 2024 funds coming in from three upcoming closings to equal an estimated \$7,560.00.

Communication/Activities/Lake – reported by Lynn Simms

Activities:

1. Reminder of upcoming holiday party on December 14th. We have 80 people who have RSVP for the party. A thank you to all who volunteered to make decorations, coordinate food and entertainment, and give of their time and talents.
2. A reminder we are still collecting Teddy bears and stuffed animals for needy children. Please deliver to Marion Judd at 5908 Ferndale Street or bring to the Christmas party. .

Pool/Clubhouse/Legal: Lynn Sims

1. Pool: being cleaned
2. Clubhouse: no issues
3. There have been irrigation issues due to timing of system going off. Lynn working on resolution
4. Legal – no issues

Lake: Lynn Sims

Just a reiteration to beware of the alligator when walking pets or fishing

Unfinished Business:

Website: Current board members still do not have access the website that had been created. Charles Ot, who has a background in IT, has been helping to try to gain access but the hosting company has not been able to provide a resolution. The HOA will be creating a web page. We are required to have a public platform for information posting by January 1, 2025. The Help desk email will be on this website. Continue to email the board at gardenlakesestateshelpdesk@gmail.com

Announcement that GLE does not have a FB page officially. A neighbor created one but not officially part of GLE HOA business.

New Business:

A reminder was given that the Election/Voting committee had sent out letter previously stating there would be no election since only five members had agreed to run for office.

Installation of Officers –

Ralph Winslow

Andre Campbell

David Meyers

Paula Schacter

Lynn Sims

Secretary and outgoing board member, Stephanie Ott, administered the oath of office:

As newly elected directors of the Estates at Garden Lakes Association, Inc., do you swear to abide by the articles of incorporation, the by-laws, the third declaration of covenants, conditions, and restrictions, and the Florida 720 laws?

Each newly elected officer applied in the affirmative.

Each member was congratulated and thereby sworn in.

Association Members' Questions and Comments

Barb Kelly: Thank you to Valerie Crow who donated Christmas tree.

Lynn Sims: Table donated by Kim and Craig Davie

Announcements

Organizational Meeting Immediately Following Annual Meeting

Motion to Adjourn

Motion by Paula, seconded by Lynn. Unanimously approved: Adjourned at 7:20 p.m.