

Saratoga at Lely Resort

Board of Director's Meeting

Approved Minutes

April 27th 2017

Call To Order: Mr. Jensen called the meeting to order at 5PM. All Board Members Mr. Bardon, Mr. Ford, Mr. Jensen Mr. Penney and Ms. Scott were present. Property Manager Geri Bauer was present. Nine (9) residents were also present.

Quorum: Established

Approve Agenda: Notice/Agenda was posted accordingly on clubhouse bulletin board and via e mail to all residents. A motion was made by Ms. Scott and seconded by Mr. Penney to approve the agenda as posted. None opposed – Motion carried.

Minutes: A motion made by Ms. Scott and seconded by Mr. Bardon to approve the meeting minutes of the December 9th, 2016 Board Meeting. None opposed – Motion carried.

A motion was made by Ms. Scott to approve the March 23rd 2017 Board Mtg Minutes and seconded by Mr. Bardon. None opposed – Motion carried.

President's Report: (John Jensen)

Mr. Jensen proposed that board update the Saratoga Docs by forming a new committee. Mr. Jensen said after reading a legal matters column in the Naples Daily News that Associations might want to update their documents to exclude builder-related items and to bring them up-to-date with local and state laws. He wants to form a committee to update the Association's documents. This committee would include one board member and 2 or 3 owners from the community. This will be addressed in the fall.

Mr. Jensen announced Great News to all Saratoga at Lely Residents: The LCDD engineer's report states that they take care of our lakes!! We just saved thousands on lake maintenance. Let's hope nothing changes.

Treasurer's Report: (Hal Bardon)

Mr. Bardon reported that Resort Management sends out the monthly financial statements to the Board Members. The Landscape Committee has a budget to work with and submits items to be paid to Resort Management.

Motion made by Ms. Scott and seconded by Mr. Jensen to approve Treasurer Report – None opposed – Motion carried.

Secretary's Report (Jan Finander Scott)

Ms. Scott reported that it was a good season.

Director's Report (Keith Ford)

No report

Director's Report (Bill Penney)

Mr. Penney stated to residents leaving for the summer have a safe trip home.

Landscape Committee (Don Glover – Board Liaison – Keith Ford)

Mr. Ford stated that the Landscape Committee will be working on the front entrance. In June, more trees will be planted. That's the best time because it is the rainy season.

Social Committee (Pat Schulte – Marianne Galeazzi, committee member)

Ms. Galeazzi reported on the past season's activities. The date for the Holiday Party is Wednesday December 6th. It will be held at Erin's Isle Restaurant again.

Mr. Bardon complimented the social committee for the great job they did this season saying it has been the best year ever.

Communications Committee (Diane Jensen)

No report. Ms. Scott complimented Ms. Jensen on doing a fabulous job of keeping the residents informed.

Pool/Clubhouse Committee (Board Liaison – Bill Penney)

No Report

Lakes Committee (Rich Wilhelm)

No Report

Association Member Forum (Sign Up Sheet – 15 Minutes)

None

Managers' Report (Geri Bauer)

Old Business

a) Dryer Vent Cleaning

LintAway, which usually does our dryer vent cleaning was bought out by Lint Out. It is not a concern now as most residents have left for the summer. Vents are cleaned every other year. Ms. Scott motioned and Mr. Penney seconded it to delay the decision until fall as to how to proceed with the Property Manager getting quotes for the Upper Units to 1) Inspect Vents 2) Clean all Vents and 3) get a cost to clean inside at the owner's expense

b) A/C Contract Status

Ms. Scott motioned and Mr. Penney seconded to accept Romeo Air Maintenance semiannual contract of \$185. The motion passed unanimously.

c) Residents Emergency Contact Info Status

Owner Questionnaire. The Property Manager will revise the questionnaire to add the following:

Home Watch Information

Copies of all unit keys need to be at the Resort Management Office for emergencies as required by FL Law

All leases must be approved and copies sent to Resort Management including lease renewals, and requests for friends'/relatives' visits.

Residents need to update e-mail addresses and primary mailing addresses.

Mr. Jensen motioned and Mr. Penney seconded it to decide the updated form at the next meeting. It passed unanimously.

New Business

a) Pool Contract

Mr. Penney motioned and Ms. Scott seconded to hire Aloha at \$360 per month. It passed unanimously.

b) Pest Control Contract

The Association has two contracts. 1) for Pest control and 2) for Rodent Control. The current company is Arrow Environmental Services. A meeting will be set up with the Property Manager, Arrow and Mr. Bardon to discuss the Association's concerns.

There was a second bid from Bugs-R-Us which was incorrect and will be addressed in the future if it becomes necessary.

c) Bird Problem

Blackbirds are repeatedly making nests in the same dryer vents and gutters. A proposal was received from Pesky Varmits to remove the nests and place cages over the dryer vents for \$125 per vent. Mr. Penney recommended we try the Bird Be Gone product first to see if that gets rid of the problem. Ms. Scott motioned and Mr. Jensen seconded to try Bird Be Gone. It passed unanimously.

d) Paver Issue

There are constant paver repairs. Mr. Jensen made a motion and Mr. Bardon seconded for the Property Manager to request quotes from companies that specialize in paver repair to repair all the pavers in the community at one time. This would hopefully get a reduced rate for the Association. It passed unanimously.

Next Meeting: May 18th, 2017 at 5PM

Adjournment: Motion made by Ms. Scott and seconded by Mr. Penney to adjourn the meeting: – Motion carried.

Submitted by Jan Finander Scott, Director and Diane Jensen, Communications Committee Chair