

Saratoga at Lely Resort

Board of Director's Meeting

Approved Minutes

December 8, 2017

Call To Order: John Jensen called the meeting to order at 2:20 PM. Mr. Bardon, Mr. Ford, Ms. Scott and Mr. Penney were present. Property Manager Susan Rak was also present.

Quorum: Established

Approve Agenda: Notice/Agenda was posted accordingly on clubhouse bulletin board and via e mail. A motion was made by Ms. Scott and seconded by Mr. Penney to approve the agenda as posted with the addition of Oak Tree replacement under New Business. None opposed – Motion carried.

Minutes: A motion made by Ms. Scott and seconded by Mr. Ford to approve the meeting minutes of November 15, 2017. None opposed – Motion carried.

President's Report: (John Jensen) Nothing to Report

Treasurer's Report: (Hal Bardon)

Will be discussed under special assessment on the agenda.

Secretary's Report (Jan Finander Scott) Wished everyone Happy Holidays and Happy New Year.

Director's Report (Keith Ford) See landscape

Director's Report (Bill Penney) See pool

Landscape Committee (Don Glover – Board Liaison – Keith Ford) The palm trees that are too close to the buildings were trimmed. Grow Inc. was in and removed stumps. There are still 5 trees that are dead that have to be taken care of.

Social Committee (Pat Schulte) 41 people attended the Christmas party. It was a huge success! There is a coffee hour in January and a BBQ function in February.

Communications Committee (Diane Jensen) The 2018 Directory is almost complete. It should be ready in time for the annual meeting.

Pool/Clubhouse Committee (Board Liaison – Bill Penney) There is a rust spot on the pool deck under the railing that Aloha will be fixing. Aloha replaced the burnt-out light in the deep end of the pool.

Association Member Forum (Sign Up Sheet – 15 Minutes)

None

Managers' Report (Susan Rak) Advised Lykins signs gave a proposal for the street sign that's missing from the hurricane and they will be replacing it shortly. Two work requests were turned in and given to the landscaper for irrigation and trimming.

Old Business

a) Hurricane Irma Repair and Restoration Update. The landscape committee is making an assessment of the hedges lost by the hurricane.

b) Dryer vent Quotes: Ms. Rak reviewed Lint out and Southwest Florida Dryer Vent Cleaning.

A motion made by Ms. Scott and seconded by Mr. Penney to approve the Southwest Florida Dryer Vent company at \$35 per unit for cleaning inside and out. Owners who do not have their units available for this work on the designated days will be responsible for the cost and have the cleanout within two weeks due to a fire hazard. None opposed – Motion carried.

c) Hurricane Preparedness Update: Ms. Scott met with her committee and will meet again in January.

d) Painting Proposals: Tabled until January meeting.

e) Unit Owner Violation: Mr. Barton advised that a Fine Committee has been established. A review of the many violations for the one address was discussed.

A motion made by Mr. Jensen and seconded by Ms. Scott to turn over to the Fine Committee and to notify the owner the first week in January that they are being fined \$8,700 for leasing violations. They have the opportunity to come to a hearing with the Fine Committee. None opposed – Motion carried.

New Business

a) Fire Ant Update: The landscaper has treated the grounds for fire ants.

b) Special Assessment: Mr. Jensen and Mr. Barton went over the insurance adjuster's report.

The Board of Directors of Saratoga @ Lely Condominium Association moved to issue a Special Assessment totally \$1,955 per Unit to cover costs incurred and anticipated for repairs, for damages caused by Hurricane Irma that our insurance company says are not covered by our policy because they do not exceed the deductibles pertaining to each building. The insurance adjuster's report we received says that the repairs to the buildings will exceed \$187,744. The onetime payment is due to be paid by March 1, 2018.

c) Oak Tree Request: Tabled until January's meeting

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

Submitted by Susan Rak, Property Manager