

GARDEN OF FOREST LAKES HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

December 5, 2023

DRAFT

Date: Tuesday, December 5, 2023

Location: Ameri-tech Conference room 2

Agenda items

Call to Order: By David Fedash -Ameritech property manager for GOFL at 5:42pm (Followed Budget meeting)

Proof of notice and Establish Quorum: Proof of notice was posted according to the Florida Statutes, and Quorum established: President/Treasurer David Shields, Secretary Mark Hawkins, Director Scott Hood via phone call and four homeowners were present.

Approval of Minutes: Waived to approve the September meeting minutes at the next meeting.

President and Treasurer Report: Discussion, Joined with managers' report.

- a. **Transfer maturing CD to Truist operating account-** Cadence CD: Updated to 8-month CD \$200.00 @ 5.25% matures 5/2024 Reserves. b. CD \$114,071 @ 5% matures operating. 3/22/2024APY - completed. b. Four Accounts in collection with the Attorney. c. Total Operating account: \$ 26,423 Total Reserves: \$400.059

Managers' Report – Maintenance/Community

- a. 139E Hunter Lake unit: Rental started on November 1st at \$1800 per month.
- b. Potholes repairs. Completed
- c. Walkway re-surfacing project – In process
- d. Sycamore tree root removal/repaving. Completed
- e. Landscaping. Entry landscaping project – completed.
- f. 3 account in collection: 1) 121 E - Loblolly – starting payment plan, 2) 125B Camphor – foreclosure proceeding has started. 3) 137A Hunter Lane - Lien has been w/attorney.

Old Business:

- a. **Electrical panel 122 Loblolly- COMPLETED.** The permits to work on the remaining buildings are still pending, due to parts delay.
- b. **Phase 2 of the stair tread phase 2 replacements:** Phase I completed 303 stair treads replaced. The approved 2nd Phase has been delayed due to the concrete factory production impacted by storm flooding. Tentative begin in 2-3 weeks.
- c. **Wind MIT.** Inspections reports are completed and available on your community GOFL website.

New Business:

- a. Board Approval to reduce board size from 5 to 3 – Shield motion to approve reduce size of Board from 5 to 3, Hawkins 2nd the motion. Motion was passed by all.
- b. Entry Way paint project and Seal coating and res-stripping, and repaving – Requesting quotes now for this future project. -Pending.

Adjournment – David Shield made motion to adjourn and Mark Hawkins 2nd motion, all approved. The meeting was adjourned at 6:15 pm.

Submitted by:

Katherine Reynolds Ameritech- Administrative Assistant

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