

**Lely Civic Association  
Board of Directors  
Special Meeting Minutes  
Monday, June 28, 2021  
Via Zoom**

**CALL MEETING TO ORDER:**

Meeting was conducted via Zoom, called to order at 6:00 P.M. by Lisa McGarity.

**ESTABLISH QUORUM:**

A quorum was established with the following Board members present, except as noted, and Notices were posted as per Florida Statutes.

- |                         |                        |                         |
|-------------------------|------------------------|-------------------------|
| • Lisa McGarity         | Laura Mann             | Todd Schilling - Absent |
| • Linda Jorgensen       | Nancy Wojcik           | Brenda Hamilton         |
| • Brian Smith           | Sheldon Gofberg        |                         |
| • Teddy Collins         | Michael Turner         |                         |
| • Daniel Denis - Absent | Gino Cretella - Absent |                         |
| • Tom Weger – Absent    | Gerry Cusack           |                         |

Some homeowners and Michelle Zambelli from Anchor Associates, Inc. were present.

**CERTIFICATION OF THE PRESENCE OF A QUORUM AND PROFF OF NOTICE:**

Quorum was established notice of meeting was sent via email, on website, Nextdoor.com and signs posted.

**DECLARATION OF COVENANTS AMENDMENT – LEASING:**

- Laura made a motion to limit homeowners to 3 minutes to speak during discussion. Nancy seconded, all in favor, motion passed.
- Michelle tallied the votes for each section, and all amendments passed, as follows for Question 1: **Amendment to Declaration Concerning Leases: The Board of Directors recommends that a Section XXIII be added to the Amended Declaration of Protective Covenants of Lely Golf Estates (the “Declaration”) concerning leases. If approved, Section XXIII would be added and read as reflected in the attached proposed amendment. Do you approve of the addition of Section XXIII to the Declaration to read as outlined in the attached proposed amendment?**
  - |                    |        |        |
|--------------------|--------|--------|
| ○ Forest Hills:    | Yay 25 | Nay 4  |
| ○ Unit 2:          | Yay 10 | Nay 8  |
| ○ Unit 1:          | Yay 11 | Nay 10 |
| ○ Pinehurst:       | Yay 9  | Nay 1  |
| ○ St Andrews West: | Yay 9  | Nay 4  |
| ○ St Andrews East: | Yay 20 | Nay 7  |
- **2. Amendment to Declaration Concerning Leases: The Board of Directors recommends that a Section XXIV be added to the Amended Declaration of Protective Covenants of Lely Golf Estates (the “Declaration”) concerning leases. If approved, Section XXIV would be added**

**Lely Civic Association  
Board of Directors  
Special Meeting Minutes  
Monday, June 28, 2021  
Via Zoom**

**and read as reflected in the attached proposed amendment. Do you approve of the addition of Section XXIV to the Declaration to read as outlined in the attached proposed amendment?**

|                    |        |       |
|--------------------|--------|-------|
| ○ Pinehurst:       | Yay 9  | Nay 2 |
| ○ St Andrews West: | Yay 9  | Nay 4 |
| ○ St Andrews East: | Yay 23 | Nay 4 |

- Patricia McCabe, homeowner, spoke about leasing. Laura will review April, May, and June meeting minutes and get back to Ms. McCabe.
- Astrid DiGrazia, homeowner spoke regarding her thoughts.
- Dave Chester, homeowner, spoke regarding his thoughts, and began cussing, using racial slurs, and politics. Was asked multiple times to stop and he would not.

**ADJOURNMENT:**

Laura made a motion to adjourn, Brian 2<sup>nd</sup> and all were in favor. Motion passed. Meeting adjourned at 7:06 P.M.