

**Lely Civic Assn., Inc.
d/b/a Lely Golf Estates
Reconvened 2023 Annual Members' Meeting Minutes
Tuesday, May 09, 2023**

Call Meeting to Order – The meeting was reconvened at 6:12 pm by Lisa McGarity.

Certify Proxies and Establish a Quorum – 139 proxies were received and accounted for. Many residents in attendance and one on the phone.

Board Members Present:

Nancy Wojcik, Linda Jorgensen, Laura Mann, Lisa McGarity, Joyce Erickson, Sheldon Gofberg, Tom Connolly, Daniel Denis, Tillie Mihalovich, Chuck Schnell.

Absent Todd Schilling and Teddy Collins.

Maya-Ashley Francios from Anchor and Meredith Ralston Esq. from Peck and Peck, PA were present.

Certification of Mailings – Notice of the 2023 Annual Meeting was mailed in accordance with the governing documents and Florida Statute.

Approval of the Minutes – Tom Connolly read the minutes from the 2022 Annual Meeting. Jim Simon made a motion to approve as presented, Dee Target seconds the motion, and all except one, Astrid DiGrazia voted No, all other in attendance were in favor. Motion passes.

President's Report – Lisa gave a detailed report regarding Sewer & storm pipe repairs on Forest Hills Blvd caused by damage from the Oak trees, the stormwater project design phase update will take place on 08-01-2023. Lisa spoke with the Hibiscus Golf course about their renovations and during this time doing maintenance on the retention trenches, especially near Forest Hills, Pebble Beach Blvd, and Baltusrol. Lisa also discussed MSTU taking over the repair and maintenance for the street name signs. Tony Bronco, head of MSTU gave a detailed report to Lisa detailing the expenses, working with the county and the attorneys. An owner questioned about the Lely Golf Estates monument. Tony Banco Chair of MSTU was asked to speak on project.

Secretary: Laura stated that there were 12 sales, and 8 Leases as of January 2023 and all were approved.

Treasurer's Report – Kathy Frost from Anchor presented and discussed current financials and answered a few budget questions. Laura mention there was a typo in the proposed budget under website. The line item read \$1,000 when it should read \$100. Laura made a motion to change the line item from \$1,000 to \$200 and move the remaining \$800 into the contingency fund. Lisa 2nd all in favor.

2023-2024 Budget Adoption – Laura Mann made a motion to except the 2023-2024 Budget with the new changes under the website column and contingency column. Ellen Clifford 2nd, All in favor

Maya-Ashley Francois, CAM

Anchor Associates, Inc. – for Lely Civic Assn., Inc. d/b/a Lely Golf Estates

Results of Proxy Vote

Should any excess amount of funds collected for the operation of the Association in fiscal year 2023 be rolled over for use to pay operating expenses in the fiscal year 2024?

YES 133 NO 05 Did NOT Cast Vote 01

New Business: Laura Mann mention that Pinehurst Estates Section had a discrepancy in the vote of the documents. So only Pinehurst section needs to revote on the documents. The package was hand delivered by Laura and Chuck, emailed and mailed to those who are seasonal.

ANNOUNCEMENT OF BOARD:

Introduction of the 2023 Board of Directors:

Forest Hills	Term
Lisa McGarity – President	2023-2025
Joyce Erickson	2023-2025
Linda Jorgensen	2022-2024

Unit One	Term
Frank Mazza	2023-2025
Tillie Mihalovich - Treasurer	2022-2024
Open Seat	2023-2025

Saint Andrews West	Term
Ellen Clifford – Secretary	2023-2025
Todd Schilling	2022-2024
Daniel Denise	2023-2025

Unit Two	Term
Sheldon Gofberg	2023-2025
Open Seat	2022-2024
Open Seat	2023-2024

Saint Andrews East	Term
Tom Connolly	2022-2024
Nancy Wojcik	2023-2025
Open Seat	2023-2025

Pinehurst Estates	Term
Laura Mann	2022-2024
Stephanie Earnhart	2023-2025
Chuck Schnell – Vice President	2023-2025

Discussion: There were brief discussions and general Q&A with homeowners and the Board.

Adjournment: Tom Connolly made a motion to adjourn the meeting. Joyce seconded the motion, and all were in favor. The meeting adjourned at 6:58 PM.

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