

Lely Civic Association, Inc.

Board Meeting Minutes

Tuesday, September 20, 2016

CALL MEETING TO ORDER

Meeting was called to order at 7:04pm by Rich Choate

ESTABLISH QUORUM

A quorum was established with the following Board members present and Notice was posted as per Florida Statutes.

- Rich Choate
- Lisa McGarity
- Robert Bogart
- Jamie Guillot
- Kay Avelar
- Nancy Wojcik
- Mary Husted (phone conference)
- Joan Bigg
- Kyle Kenny
- Lonnie Hoschar
- Carol Slaughter
- Laura Mann
- Linda Jorgensen

Amy McGowan was not in attendance.

Also in attendance were several homeowners and Judy Kee from Anchor Associates, Inc.

CERTIFICATION OF THE PRESENCE OF A QUORUM AND PROOF OF NOTICE

Quorum was established. Signs were posted on Saturday, September 17, 2016.

APPROVAL OF MEETING MINUTES

Nancy Wojcik made a motion to approve the August 16,, 2016 Board of Director Meeting minutes. Rich Choate seconded the motion. All were in favor. Motion passed.

Nancy Wojcik made a motion to add Pump House on the Agenda for this meeting. Seconded by Lisa McGarity. . All in favor. Nancy Wojcik asked that the Board not to vote on Alliance contract until after it was discussed by the Board. Rich Choate stated that we would be discussing this tonight in his report. Nancy Wojcik asked why Alliance vote was not on the Agenda. Rich Choate asked if anyone sent anything to Him or Judy Kee that they wanted on the Agenda. Judy Kee stated the generic Agenda was sent out week before with last meeting minutes because no one requested items to be discussed. Rich Choate asked Board if you want something on the agenda please email him prior to Agenda going out one week before meeting.

PRESIDENT REPORT

Rich Choate started discussion on Alliance and who should get letters for pass dues. The Board all agree a letter should go out to advise owners the Board will be contracting with a collection company to retrieve outstanding assessments. Laura Mann volunteered to work on letter and Nancy Wojcik stated she would help and they could print letters with her copier. Lisa McGarity also stated she would help. Robert Bogart made motion to send letters out by October 1, 2016 with notation that all dues would be due by November 1, 2016 or they would be sent over to Alliance. Nancy Wojcik requested the part with Rentals be removed from Alliance contract because she does not want Rental Homes in Lely Golf Estates. Linda Jorgensen agreed. The Board had a lengthy discussion on Alliance's Contact. Kyle Kenny made a motion to remove 1.2 Exhibit form the Alliance Contract. Lisa McGarity seconded the motion. All in favor. Motion passed.

Judy Kee, CAM

Anchor Associates, Inc. – for Lely Civic Association, Inc.

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Rich Choate asked that Kyle Kenny as Board Secretary answer all emails sent to Lely email and Kyle would change the password to be available to only to him. Nancy Wojcik would like to keep the email open to the Board to keep them updated on things going on thru the email. After long discussion it was decided to Rich Choate made a motion to have Kyle Kenny, Lisa McGarity and Robert Bogart access the Lely email account. Kyle Kenny seconded the motion. All were in favor.

VICE PRESIDENT REPORT

Lisa McGarity let everyone know the lights were installed by the MSTU at the Pinehurst Entrance. The lighting committee will get together now and decide the fine to place on homeowners that did not adhere to the violation letters sent out. Lisa McGarity asked Board what they thought the price should be to place advertisement in the News Letter. The discussion was had on how many ads should be allow, sizes and prices. Lisa McGarity motioned to allow business cards at \$50.00 dollars for each News Letter mailing. Jamie Guillot seconded the motion. All were in favor.

TREASURER'S REPORT

Robert Bogart gave his financial report. Nancy Wojcik handed in a letter she received from Bay Electric for repairs need to the flood pump. Bay Electric will work with American Boring to tunnel under golf course to put lines in conduit. Rich Choate asked the Board to vote via-email on future request for approval for repairs with proposals.

MANAGER'S UPDATE

Judy Kee gave Lisa McGarity the list of owners on a spread sheet that were sent a Lighting Violation letter, with responses noted. Judy Kee mention 103 Willow Creek had a truck go thru the back fence and owner would like it taken care of. Linda Jorgensen stated the MSTU will put the shrubs back but the fence is property of the Lely Association and would be obligated to fix for the resident. Rich Choate asked Judy Kee to send over quotes received.

PUBLICITY COMMITTEE

Laura Mann spoke of sending letters to those that are behind on assessments and have attorney liens. Next News Letter will go out in November.

LIGHTING COMMITTEE

Lisa McGarity spoke earlier in her Vice Presidents report.

ARC COMMITTEE

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Time did not permit the ARC committee to speak. Michael Mann did provide Judy Kee with an update list of approvals.

Carol Savage asked that owner on St Andrews move the trusses for his addition, that have been in the yard for several weeks. Judy Kee will contact them.

ADJOURNMENT

Rich Choate made a motion to adjourn the meeting. Seconded by Robert Bogart. All were in favor. Meeting adjourned at 8:22pm.