

LADEWOOD VILLAE OF PUNTA GORDA

HOMEOWNERS ASSOCIATION, INC.

ASSOCIATION MEETING

NOVEMBER 29, 2022

The membership meeting of Lakewood Village of Punta Gorda Homeowners Association, Inc. was held on Tuesday November 29, 2022 in the clubhouse. Secretary Lynn Porter reported the total household represented this evening as 64 plus 9 proxy's with a quorum confirmed. The meeting was called to order at 7:05 PM by President JoAnn Donovan. Directors present were Joan White, Dick Langston, Tom Ansley, Dianne Peake-Mushall, Cheryl Wellence and Lynn Porter. Ruth Brooks was represented by proxy.

Pledge of Allegiance to the flag was led by JoAnn Donovan with invocation given by Pat Thomas.

Secretary Lynn Porter read the minutes of the March 29, 2022 association meeting. There were no corrections and the minutes were unanimously accepted as written.

TREASURERS REPORT

Dianne Peake-Mushall presented the treasurers report as prepared by Ruth Brooks.(see attached) The 2033 budget will be completed and posted on the bulletin board in the clubhouse. There were no comments or corrections to the report and was accepted as written.

PRESIDENTS REPORT

JoAnn Donovan commented on the manner in which residents pulled together following hurricane Ian and assisted other residents with their homes. There is still much to do and the repairs will take a great deal of time to complete. Murex is also to be commended for the manner in which they assisted residents with food and repairs to the houses.

CORRESPONDENCE

There was no new correspondence to report.

CALENDAR

Updates will be provided in the next newsletter.

SOCIAL COMMITTEE

Pat Thomas reported on upcoming events for the Christmas season including a potluck luncheon Christmas Day hosted by the social committee. There are several events scheduled in the new year including a New Year's Eve party. Events will be announced at coffees on Friday and in the newsletter.

BUILDING COMMITTEE

Bill Ganier thanked all who assisted in providing and installing all of the decorations that turned our village into the beautiful place it is. The change took several days and was greatly appreciated.

BY LAWS COMMITTEE

Proposed changes to the HOA Rules and Regulations are being written and will be presented at the annual meeting in January..

DIRECTORY/NEWSLETTER

The newsletter is celebrating its twenty-fifth anniversary and is always a much anticipated monthly review of past events and various upcoming events. Leo is to be commended for his dedication to the newsletter and years of hard work. Leo stated there are currently 63 residents who are not included in the current directory. He requested that those who are not included provide him with a picture for inclusion in the new directory which is planned for March 2023.

RENT COMMITTEE

Steve Klein presented information on the rent increase which will go into effect in January 2023. The timing of the notification regarding the increase which occurred during the hurricane was due to the fact that Florida law requires a 90 day notification be provided to residents. Steve also reported that work will start soon on the front gate an increase our security.

SAFETY COMMITTEE

John Pernice stated that there was nothing new to report.

NEW BUSINESS

Carl Glass presented the proposed nominees for the HOA Board and thanked Karen Jensen who assisted with the process. Candidates include Bob Janovic, Cheryl Wellence, Tom Anderson, Ronda Good, Dave Rohner, Vickie Rohner and Tom Ansley. Residents can read a small bio on the candidates on the bulletin board in the clubhouse. If there are further nominations they must be presented by the close of the December Board meeting. The nominations will be voted on at the January 24 association meeting.

PUBLIC COMMENTS

Pat Thomas requested that the HOA Board approve a request for funding the DJ for the New Years Eve party in the amount of \$600.00 Motion was made and passed unanimously. Question were asked about the cement block columns that were destroyed during the hurricane. There is still ongoing discussion about who will repair and the associated costs. Stump removal was also discussed with the understanding that if the stump is completely out of the ground will be removed.

It was moved that the meeting adjourned and unanimously passed. Meeting adjourned at 8:15.

Treasurer's Report as of October 31, 2022

Cash and Bank Accounts

Checking Account	3,245
Petty Cash	250
Bank of OZ CD	15,104
Synovus Bank CD	2,500
	<u>\$21,099</u>

Fixed Assets

Furniture & Equipment	19,271
Less accumulated depreciation	<u>-15,184</u>
Total Assets	\$4,087

TOTAL ASSETS **\$25,186**

Current Liabilities

	0
Equity Capital	22,824
Current Liabilities & Equity	<u>2,362</u>
Total Liabilities & Equity	\$25,186

October

Total Income	469
Total Expenses	<u>626</u>
Net Profit or (Loss)	-157

Year to Date

Total Income	14,782
Total Expenses	<u>12,420</u>
Net Profit	\$2,362

Submitted by Ruth Brooks, Treasurer